

Village Green Section 9 Financials

Gulf Coast Association Management

Village Green Section 9

Saturday, January 4, 2025

Village Green Section 9

FUND BALANCE SHEET

As of: 12/31/2024

Assets

Account	Operating	Reserves	Total
01010 Operating Account	\$35,102.15		\$35,102.15
01030 Insurance Account	\$33,904.58		\$33,904.58
01070 Reserve Account		\$41,783.96	\$41,783.96
01212 Cadence CD 8.10.25 #22082		\$18,762.95	\$18,762.95
01310 Accounts Receivable-Owners	\$1,575.00		\$1,575.00
Total Assets	\$70,581.73	\$60,546.91	\$131,128.64

Liabilities

Account	Operating	Reserves	Total
03010 Accounts Payable	\$178.56		\$178.56
03310 Prepaid Owner Assessments	\$11,025.00		\$11,025.00
Total Liabilities	\$11,203.56	\$0.00	\$11,203.56

Equity

Account	Operating	Reserves	Total
05017 Interest Reserve		\$3.65	\$3.65
05020 Reserves Unallocated		\$60,543.26	\$60,543.26
05510 Prior Year Net Inc./Loss	\$56,342.19		\$56,342.19
Current Year Net Income/(Loss)	\$3,035.98	\$0.00	\$3,035.98
Total Equity	\$59,378.17	\$60,546.91	\$119,925.08
Total Liabilities & Equity	\$70,581.73	\$60,546.91	\$131,128.64

Village Green Section 9
INCOME STATEMENT
Start: 12/01/2024 | End: 12/31/2024
Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Income							
06310 Assessments	0.00	0.00	0.00	189,000.00	189,000.00	0.00	189,000.00
06335 Interest Income	20.00	0.00	20.00	407.50	0.00	407.50	0.00
06380 Application Fees	0.00	0.00	0.00	150.00	0.00	150.00	0.00
Income Total	20.00	0.00	20.00	189,557.50	189,000.00	557.50	189,000.00
Total Income	20.00	0.00	20.00	189,557.50	189,000.00	557.50	189,000.00

Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
General & Administrative							
07001 Management Fee	525.00	525.00	0.00	6,300.00	6,300.00	0.00	6,300.00
07010 Office Fee	50.00	50.00	0.00	600.00	600.00	0.00	600.00
07012 Coupon Books	0.00	2.12	2.12	24.72	25.00	0.28	25.00
07015 Legal/Accounting	113.10	50.00	(63.10)	1,143.10	600.00	(543.10)	600.00
07016 Application Expense	0.00	0.00	0.00	25.00	0.00	(25.00)	0.00
07020 Corporate Annual Report	0.00	0.00	0.00	61.25	62.00	0.75	62.00
07021 Hospitality	112.96	12.50	(100.46)	171.63	150.00	(21.63)	150.00
07022 Bureau of Condo Fees	120.00	0.00	(120.00)	120.00	120.00	0.00	120.00
General & Administrative Total	921.06	639.62	(281.44)	8,445.70	7,857.00	(588.70)	7,857.00
Insurance							
07280 Insurance	0.00	0.00	0.00	76,750.18	78,000.00	1,249.82	78,000.00
Insurance Total	0.00	0.00	0.00	76,750.18	78,000.00	1,249.82	78,000.00
Grounds							
08210 Janitorial Cleaning	47.00	47.00	0.00	564.00	564.00	0.00	564.00
08211 Grounds Maintenance	575.00	166.63	(408.37)	2,114.86	2,000.00	(114.86)	2,000.00
08213 Landscaping	0.00	250.00	250.00	2,565.00	3,000.00	435.00	3,000.00
08214 Contracted Lawn Services	2,453.00	2,453.00	0.00	29,468.00	29,436.00	(32.00)	29,436.00
08215 Grounds Maintenance-Tri Sec	2,095.39	111.00	(1,984.39)	3,315.18	1,332.00	(1,983.18)	1,332.00
08216 Mulch	0.00	316.63	316.63	4,004.00	3,800.00	(204.00)	3,800.00
08217 Irrigation Electric-Tri Sec	189.48	175.00	(14.48)	2,064.95	2,100.00	35.05	2,100.00
08218 Lake Maintenance-Tri Sec	0.00	38.37	38.37	420.00	460.00	40.00	460.00
08219 Pool Contract	210.00	215.00	5.00	2,520.00	2,580.00	60.00	2,580.00
08220 Pool Repair & Supplies	0.00	166.63	166.63	140.50	2,000.00	1,859.50	2,000.00
Grounds Total	5,569.87	3,939.26	(1,630.61)	47,176.49	47,272.00	95.51	47,272.00
Utilities							
08910 Electric	288.33	429.13	140.80	5,307.31	5,150.00	(157.31)	5,150.00
08920 Water/Sewer	74.49	166.63	92.14	2,150.97	2,000.00	(150.97)	2,000.00
08921 Cable	1,803.38	1,878.37	74.99	21,640.74	22,540.00	899.26	22,540.00
Utilities Total	2,166.20	2,474.13	307.93	29,099.02	29,690.00	590.98	29,690.00
Repair and Maintenance							
09010 Exterior Repairs	950.00	348.38	(601.62)	2,999.13	4,181.00	1,181.87	4,181.00
09011 Roof Cleaning	0.00	333.37	333.37	4,125.00	4,000.00	(125.00)	4,000.00
09012 Pest Control	160.50	166.63	6.13	1,926.00	2,000.00	74.00	2,000.00
Repair and Maintenance Total	1,110.50	848.38	(262.12)	9,050.13	10,181.00	1,130.87	10,181.00
Reserve Contribution							

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
09910 Reserves Contribution	0.00	0.00	0.00	16,000.00	16,000.00	0.00	16,000.00
Reserve Contribution Total	0.00	0.00	0.00	16,000.00	16,000.00	0.00	16,000.00
Total Expense	9,767.63	7,901.39	(1,866.24)	186,521.52	189,000.00	2,478.48	189,000.00
Net Income	(9,747.63)	(7,901.39)	(1,846.24)	3,035.98	0.00	3,035.98	0.00

Village Green Section 9

OWNER AR ACTIVITY

Start: 12/01/2024 | End: 12/31/2024

Acct#	Name	Beg Balance	Charges		Payments		Adjustments		End Balance
			Date	Amount	Date	Amount	Date	Amount	
802	Robbie Brown	\$0.00							\$0.00
804	Sue Ondre	\$0.00							\$0.00
6801	Paul & Gail Bumgardner	\$0.00			12/26/24	\$1,575.00			(\$1,575.00)
6802	Helen Forssell	\$0.00			12/31/24	\$1,575.00			(\$1,575.00)
6803	Dann & Jean Shaw	\$0.00			12/16/24	\$1,575.00			(\$1,575.00)
6804	Julie & Vincent Canino	\$0.00			12/30/24	\$1,575.00			(\$1,575.00)
6807	Wayne & Lynn Curry	\$0.00							\$0.00
6808	Donna Kay Johnson Trust	\$0.00							\$0.00
6809	James & Cynthia Traver	\$0.00							\$0.00
6810	Allen Gareau	\$1,575.00							\$1,575.00
6813	Kathleen Beccia	\$0.00							\$0.00
6814	Jerry & Nancy Hnizdo	\$0.00							\$0.00
6815	Edward & Cristie Vernon	\$0.00							\$0.00
6816	Tamela L Kelley	\$0.00							\$0.00
6901	Christopher & Naomi Gargano	\$0.00			12/30/24	\$1,575.00			(\$1,575.00)
6902	Craig & Ruth Young	\$0.00							\$0.00
6903	Judith Wilson	\$0.00							\$0.00
6904	Theresa Dale	\$0.00							\$0.00
6907	Robert & Lisa Markowski	\$0.00							\$0.00
6908	Donna Lanagan	\$0.00			12/12/24	\$1,575.00			(\$1,575.00)
6909	Ruth Strickland	\$0.00			12/31/24	\$1,575.00			(\$1,575.00)
6910	Tom Richardson Leslie Thompson	\$0.00							\$0.00
6913	Carol Peterson	\$0.00							\$0.00
6914	Carolyn Walton	\$0.00							\$0.00
6915	Michele Carver	\$0.00							\$0.00
6916	Leroy Russell/Beth Wanek	\$0.00							\$0.00
7001	Donna Grant	\$0.00							\$0.00
7002	Debra Webb	\$0.00							\$0.00
7003	Jerry & Paula Horcha	\$0.00							\$0.00

Acct#	Name	Beg Balance	Charges		Payments		Adjustments		End Balance
			Date	Amount	Date	Amount	Date	Amount	
7004	Michael & JoAnn Hoyt	\$0.00							\$0.00
Totals:		\$1,575.00	\$0.00		\$11,025.00		\$0.00		(\$9,450.00)

Aged Open Items

Village Green Section 9
As of: 12/31/2024

Run Date: 01/04/2025
Run Time: 11:03 AM

Item #	Vendor	Invoice	Date	Current	31-60	61-90	Over 90
35510	GCAM-GULF COAST ASSOCIATION MGMT 07015 Legal/Accounting	12.20.24	12/20/2024	\$113.10	\$0.00	\$0.00	\$0.00
Total				\$113.10	\$0.00	\$0.00	\$0.00
34777	DaleT-Terry Dale 07021 Hospitality	reimbursement	12/16/2024	\$27.00	\$0.00	\$0.00	\$0.00
35397	DaleT-Terry Dale 07021 Hospitality	reimbursement	12/19/2024	\$38.46	\$0.00	\$0.00	\$0.00
Total				\$65.46	\$0.00	\$0.00	\$0.00
Total				\$178.56	\$0.00	\$0.00	\$0.00
Grand Total							\$178.56

Village Green Section 9
CHECK REGISTER - DETAILED
 START: 12/01/2024 | END: 12/31/2024

Run Date: 01/04/2025
 Run Time: 11:03 AM

Date	Check	Vendor	Reference	Amount
Cadence Bank Cadence Bank				
12/02/2024	3006	CHRISB - CHRIS BUSH SONS PAVERS	planter wall repair/waterproofing	\$950.00
12/02/2024	Inv: 561	Acct: 09010 - 000 - Exterior Repairs	planter wall repair/waterproofing	\$950.00
12/26/2024	121	FPL - FLORIDA POWER & LIGHT	irrigation tri-sec electric	\$477.81
12/26/2024	Inv: 05710-30741	Acct: 08217 - 000 - Irrigation Electri...	irrigation tri-sec electric	\$189.48
12/05/2024	Inv: 96499-38744	Acct: 08910 - 000 - Electric	electric	\$288.33
12/12/2024	3007	DBPR - DBPR -DIVISION OF CONDOMINIUMS	2025 Condo fee	\$120.00
12/10/2024	Inv: PR15004473	Acct: 07022 - 000 - Bureau of Condo Fees	2025 Condo fee	\$120.00
12/12/2024	3008	DaleT - Terry Dale	supplies	\$64.04
11/22/2024	Inv: reimbursement	Acct: 07021 - 000 - Hospitality	supplies	\$16.54
12/12/2024	Inv: reimbursement	Acct: 07021 - 000 - Hospitality	social receipts	\$47.50
12/12/2024	3009	MOLTER - MOLTER TERMITE & PEST CO...	Monthly pest control	\$160.50
12/01/2024	Inv: 1007881	Acct: 09012 - 000 - Pest Control	Monthly pest control	\$160.50
12/12/2024	3010	BigDog - Big Dog Stump Grinding	stump grinding	\$425.00
12/10/2024	Inv: 144374	Acct: 08211 - 000 - Grounds Maintenance	stump grinding	\$425.00
12/12/2024	3011	SAMPSO - Bill Sampson	December pool contract	\$210.00
12/01/2024	Inv: 12.1.24	Acct: 08219 - 000 - Pool Contract	December pool contract	\$210.00
12/12/2024	3012	WEEKL - WEE KLEEN, LLC	November janitorial	\$47.00
12/01/2024	Inv: November	Acct: 08210 - 000 - Janitorial Cleaning	November janitorial	\$47.00
12/12/2024	3013	Expert Lan - Expert Landscaping S...	tri-sec maintenance/cut carrotwood	\$2,713.89
12/01/2024	Inv: 12607	Acct: 08215 - 000 - Grounds Maintenanc...	tri-sec maintenance/cut carrotwood	\$110.89
12/01/2024	Inv: 12607	Acct: 08211 - 000 - Grounds Maintenance	tri-sec maintenance/cut carrotwood	\$150.00
12/01/2024	Inv: 12607	Acct: 08214 - 000 - Contracted Lawn Se...	Monthly maintenance	\$2,453.00

Date	Check	Vendor	Reference	Amount
12/12/2024	3014	GCAM - GULF COAST ASSOCIATION MGMT	December management fee	\$575.00
12/01/2024	Inv: 12.01.24	Acct: 07001 - 000 - Management Fee	December management fee	\$525.00
12/01/2024	Inv: 12.01.24	Acct: 07010 - 000 - Office Fee	December Office Fee	\$50.00
12/12/2024	3015	SHAW - DANN & JEAN ALICE SHAW	lights	\$37.41
11/14/2024	Inv: reimbursement	Acct: 09010 - 000 - Exterior Repairs	lights	\$14.96
11/14/2024	Inv: reimbursement	Acct: 09010 - 000 - Exterior Repairs	lights	\$22.45
12/12/2024	3016	President - Presidential Electric...	50% deposit irrigation electrical...	\$1,984.50
12/10/2024	Inv: 4595	Acct: 08215 - 000 - Grounds Maintenanc...	50% deposit irrigation electrical repair	\$1,984.50
12/18/2024	122	SPECTR - SPECTRUM - BRIGHHOUSE	cable	\$1,803.38
12/18/2024	Inv: 0150804	Acct: 08921 - 000 - Cable	cable	\$1,803.38
12/24/2024	123	COB - CITY OF BRADENTON	water/sewer	\$74.49
12/24/2024	Inv: 439314	Acct: 08920 - 000 - Water/Sewer	water/sewer	\$74.49

Sub-Total: \$9,643.02

Total: \$9,643.02

Village Green Section 9
BANK RECONCILIATION
Statement Date: 12/31/2024

Run Date: 01/04/2025
Run Time: 11:03 AM

Reconciliation Summary: CD - Cadence Bank		GL Account: 01010 - Operating Account	
Bank Statement Balance	\$38,000.08	Account Balance	\$35,102.15
GL Account Balance	\$35,102.15	+ Uncleared Payments	\$2,897.93
Difference	\$2,897.93	- Uncleared Deposits	\$0.00
		Reconciling Balance	\$38,000.08
		- Statement Balance	\$38,000.08
		Difference	\$0.00

Check #	Date	Source / Batch Reference	Status	Deposits	Payments
3006	12/2/2024	AP 33861 CHRISB - CHRIS BUSH SONS PAVERS	Cleared	0.00	950.00
121	12/5/2024	AP 33684 FPL - FLORIDA POWER & LIGHT	Cleared	0.00	288.33
3008	12/12/2024	AP 34593 DaleT - Terry Dale	Uncleared	0.00	64.04
3007	12/12/2024	AP 34593 DBPR - DBPR -DIVISION OF CONDO...	Uncleared	0.00	120.00
3013	12/12/2024	AP 34593 Expert Lan - Expert Landscapin...	Uncleared	0.00	2,713.89
3010	12/12/2024	AP 34593 BigDog - Big Dog Stump Grinding	Cleared	0.00	425.00
3014	12/12/2024	AP 34593 GCAM - GULF COAST ASSOCIATION MGMT	Cleared	0.00	575.00
3009	12/12/2024	AP 34593 MOLTER - MOLTER TERMITE & PEST...	Cleared	0.00	160.50
3016	12/12/2024	AP 34593 President - Presidential Elect...	Cleared	0.00	1,984.50
3011	12/12/2024	AP 34593 SAMPSO - Bill Sampson	Cleared	0.00	210.00
3015	12/12/2024	AP 34593 SHAW - DANN & JEAN ALICE SHAW	Cleared	0.00	37.41
3012	12/12/2024	AP 34593 WEEKL - WEE KLEEN, LLC	Cleared	0.00	47.00
	12/12/2024	AR 34734 Cash Receipts - Lockbox	Cleared	1,575.00	0.00
	12/16/2024	AR 34903 Cash Receipts - Lockbox	Cleared	1,575.00	0.00
122	12/18/2024	AP 34458 SPECTR - SPECTRUM - BRIGHTHOUSE	Cleared	0.00	1,803.38
123	12/24/2024	AP 34457 COB - CITY OF BRADENTON	Cleared	0.00	74.49
	12/26/2024	AR 35585 Cash Receipts - Lockbox	Cleared	1,575.00	0.00
121	12/26/2024	AP 35716 FPL - FLORIDA POWER & LIGHT	Cleared	0.00	189.48
	12/30/2024	AR 35742 Cash Receipts - Lockbox	Cleared	3,150.00	0.00
	12/31/2024	AR 35760 Cash Receipts - Lockbox	Cleared	3,150.00	0.00
Totals				\$0.00	\$2,897.93

Village Green Section 9
BANK RECONCILIATION
Statement Date: 12/31/2024

Run Date: 01/04/2025
Run Time: 11:03 AM

Reconciliation Summary: CD - Cadence Bank		GL Account: 01030 - Insurance Account	
Bank Statement Balance	\$33,904.58	Account Balance	\$33,904.58
GL Account Balance	\$33,904.58	+ Uncleared Payments	\$0.00
Difference	\$0.00	- Uncleared Deposits	\$0.00
		Reconciling Balance	\$33,904.58
		- Statement Balance	\$33,904.58
		Difference	\$0.00

Check #	Date	Source / Batch Reference	Status	Deposits	Payments
	12/31/2024	35979 Cash Receipts - Miscellaneous	Cleared	20.00	0.00
Totals				\$0.00	\$0.00

Village Green Section 9
BANK RECONCILIATION
Statement Date: 12/31/2024

Run Date: 01/04/2025
Run Time: 11:03 AM

Reconciliation Summary: CD - Cadence Bank		GL Account: 01070 - Reserve Account	
Bank Statement Balance	\$41,783.96	Account Balance	\$41,783.96
GL Account Balance	\$41,783.96	+ Uncleared Payments	\$0.00
Difference	\$0.00	- Uncleared Deposits	\$0.00
		Reconciling Balance	\$41,783.96
		- Statement Balance	\$41,783.96
		Difference	\$0.00

Check #	Date	Source / Batch Reference	Status	Deposits	Payments
	12/31/2024	35978 Cash Receipts - Miscellaneous	Cleared	24.64	0.00
Totals				\$0.00	\$0.00