

# TOTAL

PROPERTY MANAGEMENT, INC.

## FINANCIAL MANAGEMENT REPORT

DATE: April 30, 2015  
ASSOCIATION NAME: Spring Valley Lake Association - T150  
FISCAL YEAR END: 10/31

### CASH ON HAND

Pacific Western Bank Checking: \$659,171.60  
Operating Accounts - Other \$366,772.62  
Reserve Investments Balance: \$1,309,256.58

Special Assessment:            YES       X       NO

Total amount for Special Assessment: \$ N/A

If yes, special assessment is for:

Special Assessment effective date:

Current Loans       X       YES            NO        End date: 2/21/2025

Water Rights Loan            Pacific Western Bank: \$3,000,000 @ 4.75%  
*Principal payments began March, 2015.*  
A balloon payment of \$1,000,000 is due at maturity, 2/21/2025.  
An additional 5 year term can be negotiated for the balance.

Cash flow concerns:            YES       X       NO

Bank account(s) over FDIC limit       X       YES            NO

If yes, recommendations or comment: Morgan Stanley accounts have been opened in May, funds are being transferred.

### CD INFORMATION

CD'S maturing within the next 90 days:             
gl #: 1417-11 Mutual of Omaha .20% 5/2/15  
gl #:             
gl #:           

Board to determine anticipated expenses before re-investing CD's

### RESERVE BALANCE INFORMATION

Reserve cash in balance with allocated reserves:            YES       X       NO        See Comment 1 Below

Percent Funded per Reserve Study 42.00% See Comment 2 Below

Date of Current Reserve Study: 03/26/14

Outstanding Aging Bal. (All Charges) \$637,151.73

Additional Comments: (1) As the result of reserve expenses being paid out of the GM Petty Cash checking account \$4,122.90 is owed from reserves to this account. Reimbursement will be made in May. (2) \$400,000 in excess operating funds was transferred to reserves in March. Percent Funded per Reserve Study to be updated upon receipt of current year reserve study. (With the addition of these funds the percent funded is estimated to currently be approximately 58%.)

Prepared by: LQuesada

T150 - SPRING VALLEY LAKE ASSOCIATION  
 Unaudited Financial Statement-Modified Accrual Basis  
**BALANCE SHEET**  
 Fiscal Year End October 31, 2015  
 As Of 04/30/15

**ASSETS**

**Current Assets**

1012-00	Operating - Pacific Western Bank	\$ 659,171.60	
	Operating Accounts-Other	366,772.62	
1160-00	Accounts Receivable	637,151.73	
1180-00	Notes Receivable-Lot 47	39,900.00	
1297-00	Allowance for Doubtful Accounts	(397,329.41)	
	Prepaid Expenses	56,406.91	
	Reserve Savings	1,309,256.58	
		-----	
	<b>Total Current Assets</b>		<b>\$ 2,671,330.03</b>

Facilities & Equipment \$ 3,540,205.36

**Total Assets** **\$ 6,211,535.39**

**LIABILITIES**

**Current Liabilities**

2000-00	Loan:Water Purch.:PWB 4.75% 2/21/25	\$ 2,976,863.25	
2100-00	Prepaid Assessments	569,993.22	
	Accounts Payable	187,382.71	
2510-00	Refundable Deposit-Arch & Clubhouse	6,526.50	
2530-00	Refundable Deposit-Parks/Improvement	5,357.24	
		-----	
	<b>Total Current Liabilities</b>		<b>\$ 3,746,122.92</b>

**Reserves**

ALLOCATED RESERVES \$ 1,305,133.68

**TOTAL ALLOCATED RESERVES** **\$ 1,305,133.68**

**TOTAL LIABILITIES & RESERVES** **\$ 5,051,256.60**

**EQUITY**

3999-00	Prior Year Surplus/(deficit)	\$ 1,429,594.36	
3210-00	Designated for Equipment Replacement	(758,748.64)	
3220-00	Undesignated	743,275.36	
3230-00	Transfer from (to) Designated	178,152.04	
	Current Year Surplus/(Deficit)	(106,636.81)	
		-----	
	<b>TOTAL EQUITY</b>		<b>\$ 1,160,278.79</b>

**TOTAL LIAB, RESERVES & EQUITY** **\$ 6,211,535.39**



**T150 - SPRING VALLEY LAKE ASSOCIATION**  
**Balance Sheet Support Schedule - Page 2**  
**Fiscal Year End October 31, 2015**  
**As Of 04/30/15**

<b>Facilities &amp; Equipment</b>		
1510-00	Boats	\$ 93,950.88
1520-00	Furniture	67,285.33
1540-10	Technology	34,451.52
1550-00	Vehicles	308,999.36
1560-00	Equipment	29,366.39
1590-00	Accumulated Depreciation	(241,926.24)
1994-00	Inventory - Marina Fuel	6,136.80
1995-00	Water Rights	3,241,941.32
		-----
	<b>Total Facilities &amp; Equipment</b>	<b>\$ 3,540,205.36</b>
 <b>Accounts Payable</b>		
2112-00	AP-Accrued: Water	\$ 90,345.90
2210-00	Accrued Payroll	47,715.00
2215-00	Accrued Vacation	51,104.75
2260-00	IRA-Withholding	(3,302.56)
2290-00	Child Support/Garnishments	976.62
2330-00	Taxes Payable: Sales-Marina	543.00
		-----
	<b>Total Accounts Payable</b>	<b>\$ 187,382.71</b>

**T150 - SPRING VALLEY LAKE ASSOCIATION**  
**Fiscal Year End October 31, 2015**  
**For The Period 04/01/15 To 04/30/15**

	Beginning Balance at 04/01/15	-----Current Period-----			Ending Balance at 04/30/15	Contributions Per Budget	Variance
		Contributions	Expenditures	Transfers			
3300-00 General Reserves	\$ 519,000.00	\$ 23,800.00	\$ -	\$ -	\$ 542,800.00	\$ 23,800.00	\$ 0.00
3310-00 Admin & Maint. Bldg Reser	35,240.59	0.00	0.00	0.00	35,240.59	0.00	0.00
3330-00 Community Bldg Reserves	90,722.66	0.00	(17,282.50)	0.00	73,440.16	0.00	0.00
3350-00 Equestrian Center Reserve	58,873.26	0.00	0.00	0.00	58,873.26	0.00	0.00
3370-00 Asphalt Reserves	(110,108.44)	0.00	0.00	0.00	(110,108.44)	0.00	0.00
3380-00 Lake & Marina Reserves	447,703.86	0.00	(13,382.44)	0.00	434,321.42	0.00	0.00
3390-00 Beach Park Reserves	32,305.09	0.00	0.00	0.00	32,305.09	0.00	0.00
3400-00 Meadow Lark Park Reserves	22,134.50	0.00	0.00	0.00	22,134.50	0.00	0.00
3410-00 Common Area Reserves	11,055.99	0.00	0.00	0.00	11,055.99	0.00	0.00
3420-00 Vehicles Reserves	153,491.98	0.00	0.00	0.00	153,491.98	0.00	0.00
3440-00 Boats Reserves	18,901.36	0.00	0.00	0.00	18,901.36	0.00	0.00
3450-00 Furniture Reserves	11,984.01	0.00	0.00	0.00	11,984.01	0.00	0.00
3460-00 Office Equipment Reserves	17,242.84	0.00	0.00	0.00	17,242.84	0.00	0.00
3470-00 Maint. Equipment Reserves	15,854.80	0.00	0.00	0.00	15,854.80	0.00	0.00
3480-00 Recreation Equipment Rese	(14,905.90)	0.00	0.00	0.00	(14,905.90)	0.00	0.00
3499-00 Interest Reserves	2,343.39	158.63	0.00	0.00	2,502.02	0.00	158.63
	<b>\$ 1,311,839.99</b>	<b>\$ 23,958.63</b>	<b>\$ (30,664.94)</b>	<b>\$ -</b>	<b>\$ 1,305,133.68</b>	<b>\$ 23,800.00</b>	<b>\$ 158.63</b>
	=====	=====	=====	=====	=====	=====	=====

**T150 - SPRING VALLEY LAKE ASSOCIATION**  
**Fiscal Year End October 31, 2015**  
**For The Period 11/01/14 To 04/30/15**

	Beginning Balance at 11/01/14	-----Year to Date-----			Ending Balance at 04/30/15	Contributions Per Budget	Variance
		Contributions	Expenditures	Transfers			
3300-00 General Reserves	\$ -	\$ 542,800.00	\$ -	\$ -	\$ 542,800.00	\$ 142,800.00	\$ 400,000.00
3310-00 Admin & Maint. Bldg Reser	35,240.59	0.00	0.00	0.00	35,240.59	0.00	0.00
3330-00 Community Bldg Reserves	90,722.66	0.00	(17,282.50)	0.00	73,440.16	0.00	0.00
3350-00 Equestrian Center Reserve	98,151.61	0.00	(39,278.35)	0.00	58,873.26	0.00	0.00
3370-00 Asphalt Reserves	(86,528.44)	0.00	(23,580.00)	0.00	(110,108.44)	0.00	0.00
3380-00 Lake & Marina Reserves	447,703.86	0.00	(13,382.44)	0.00	434,321.42	0.00	0.00
3390-00 Beach Park Reserves	32,305.09	0.00	0.00	0.00	32,305.09	0.00	0.00
3400-00 Meadow Lark Park Reserves	22,134.50	0.00	0.00	0.00	22,134.50	0.00	0.00
3410-00 Common Area Reserves	11,055.99	0.00	0.00	0.00	11,055.99	0.00	0.00
3420-00 Vehicles Reserves	194,435.43	0.00	(40,943.45)	0.00	153,491.98	0.00	0.00
3440-00 Boats Reserves	18,901.36	0.00	0.00	0.00	18,901.36	0.00	0.00
3450-00 Furniture Reserves	18,448.09	0.00	(6,464.08)	0.00	11,984.01	0.00	0.00
3460-00 Office Equipment Reserves	17,242.84	0.00	0.00	0.00	17,242.84	0.00	0.00
3470-00 Maint. Equipment Reserves	15,854.80	0.00	0.00	0.00	15,854.80	0.00	0.00
3480-00 Recreation Equipment Rese	49,594.91	0.00	(64,500.81)	0.00	(14,905.90)	0.00	0.00
3499-00 Interest Reserves	1,685.22	816.80	0.00	0.00	2,502.02	0.00	816.80
	<u>\$ 966,948.51</u>	<u>\$ 543,616.80</u>	<u>\$ (205,431.63)</u>	<u>\$ -</u>	<u>\$ 1,305,133.68</u>	<u>\$ 142,800.00</u>	<u>\$ 400,816.80</u>

**T150 - SPRING VALLEY LAKE ASSOCIATION**  
**INCOME STATEMENT**  
**Fiscal Year End October 31, 2015**  
**For The Period 04/01/15 To 04/30/15**

	Current-Prd Actual	Current-Prd Budget	Variance	Year-To-Date Actual	Year-To-Date Budget	Variance	Annual Budget
<b>INCOME</b>							
Owner Assessments	\$ 0.00	\$ 0.00	\$ 0.00	\$ 2,139,950.00	\$ 2,139,188.00	\$ 762.00	\$ 4,278,376.00
Community Service Fees	3,390.50	2,016.67	1,373.83	11,399.00	12,100.00	(701.00)	24,200.00
Marina Fees	16,502.20	23,683.34	(7,181.14)	81,458.23	79,550.00	1,908.23	166,500.00
Equestrian Fees	2,765.78	4,136.67	(1,370.89)	22,540.78	24,819.98	(2,279.20)	49,639.96
Owner Fees	31,596.40	9,041.57	22,554.83	81,798.19	54,249.42	27,548.77	108,498.84
Collection Fees	(3,850.00)	0.00	(3,850.00)	(6,084.00)	0.00	(6,084.00)	0.00
Investments Income	536.19	166.66	369.53	1,398.86	999.96	398.90	1,999.92
Other Revenue	591.06	2,500.00	(1,908.94)	72,514.80	15,000.00	57,514.80	30,000.00
<b>TOTAL INCOME</b>	<b>\$ 51,532.13</b>	<b>\$ 41,544.91</b>	<b>\$ 9,987.22</b>	<b>\$ 2,404,975.86</b>	<b>\$ 2,325,907.36</b>	<b>\$ 79,068.50</b>	<b>\$ 4,659,214.72</b>
<b>EXPENSES</b>							
Compensation	\$ 148,013.25	\$ 167,937.89	\$ 19,924.64	\$ 938,098.44	\$ 1,007,627.34	\$ 69,528.90	\$ 2,015,254.72
Replacement & Reserve Funding	23,937.19	23,800.00	(137.19)	543,595.36	142,800.00	(400,795.36)	285,600.00
Lake, Marina & Equestrian	35,652.57	55,833.49	20,180.92	209,978.67	365,000.94	155,022.27	701,001.88
Professional Services	36,814.84	25,599.98	(11,214.86)	192,299.87	169,599.88	(22,699.99)	335,999.76
Administrative Support	11,014.09	11,841.63	827.54	61,632.60	71,049.78	9,417.18	142,099.56
Vehicles, Equip & Technology	8,625.05	15,303.32	6,678.27	56,513.42	91,819.92	35,306.50	188,639.84
Insurance	1,356.98	12,583.33	11,226.35	77,127.88	75,499.98	(1,627.90)	150,999.96
Utilities	13,587.76	20,999.97	7,412.21	113,654.76	125,999.82	12,345.06	251,999.64
Grounds & Building	21,937.51	34,301.63	12,364.12	282,116.11	205,809.78	(76,306.33)	411,619.56
Uncollectible & Other Losses	0.00	7,500.00	7,500.00	12,675.00	45,000.00	32,325.00	90,000.00
Assoc. Sponsored Events	3,781.58	5,999.99	2,218.41	22,665.56	35,999.94	13,334.38	71,999.88
Income Tax	945.00	1,166.66	221.66	1,255.00	6,999.96	5,744.96	13,999.92
<b>Total Expenses</b>	<b>\$ 305,665.82</b>	<b>\$ 382,867.89</b>	<b>\$ 77,202.07</b>	<b>\$ 2,511,612.67</b>	<b>\$ 2,343,207.34</b>	<b>\$ (168,405.33)</b>	<b>\$ 4,659,214.72</b>
<b>NET SURPLUS/(DEFICIT)</b>	<b>\$(254,133.69)</b>	<b>\$(341,322.98)</b>	<b>\$ 87,189.29</b>	<b>\$ (106,636.81)</b>	<b>\$ (17,299.98)</b>	<b>\$ (89,336.83)</b>	<b>\$ 0.00</b>

**T150 - Spring Valley Lake Association**  
**Income Statement - Cash Receipts Received**  
**Fiscal Year End October 31, 2015**  
**For The Period 04/01/15 To 04/30/15**

	<b>Current-Prd Actual</b>	<b>Current-Prd Budget</b>	<b>Variance</b>	<b>Year-To-Date Actual</b>	<b>Year-To-Date Budget</b>	<b>Variance</b>	<b>Annual Budget</b>
Income							
4110-00 Assessments: Regular	\$ 401,267.41	\$ 0.00	\$ 401,267.41	\$ 2,219,820.21	\$ 2,139,188.00	\$ 80,632.21	\$ 4,278,376.00
4230-00 Rent-Community Building	0.00	666.67	(666.67)	100.00	4,000.00	(3,900.00)	8,000.00
4260-00 Recreation Dept. Fees	2,920.50	600.00	2,320.50	9,417.77	3,600.00	5,817.77	7,200.00
4270-00 Non Refundable Booking Fee-Fac	15.00	0.00	15.00	164.90	0.00	164.90	0.00
4299-00 Other Community Service Fees	0.00	0.00	0.00	51.00	0.00	51.00	0.00
4310-00 Vessel Registration	8,875.00	16,000.00	(7,125.00)	37,143.30	36,050.00	1,093.30	60,000.00
4330-00 Slip Rental	1,383.25	1,250.00	133.25	10,713.04	7,500.00	3,213.04	15,000.00
4380-00 Life Guard Fees	960.00	0.00	960.00	1,040.00	0.00	1,040.00	1,500.00
4399-00 Other-Lake & Marina Fees	12.54	0.00	12.54	100.00	0.00	100.00	0.00
4410-00 Boarding Fees - Monthly	2,550.00	3,333.34	(783.34)	13,625.36	20,000.00	(6,374.64)	40,000.00
4420-00 Boarding Fees - Daily	20.00	0.00	20.00	70.00	0.00	70.00	0.00
4499-00 Other Equestrian Fees	225.00	133.33	91.67	2,165.60	799.98	1,365.62	1,599.96
4510-00 Weed/Lot Maintenance	19,375.70	3,750.00	15,625.70	30,300.77	22,500.00	7,800.77	45,000.00
4520-00 Owner Interest	2,466.75	1,358.33	1,108.42	9,181.39	8,149.98	1,031.41	16,299.96
4530-00 Tenant Fees	6,712.15	2,916.66	3,795.49	16,847.50	17,499.96	(652.46)	34,999.92
4540-00 Architectural Fees	300.00	416.66	(116.66)	2,410.00	2,499.96	(89.96)	4,999.92
4550-00 Citation Income	5,486.01	583.29	4,902.72	26,436.80	3,499.74	22,937.06	6,999.48
4560-00 Membership Card Fees	0.00	16.63	(16.63)	30.00	99.78	(69.78)	199.56
4700-00 Collection Charges (mgmt)	9,398.54	0.00	9,398.54	32,452.61	0.00	32,452.61	0.00
4760-00 Escrow Income (mgmt)	250.00	0.00	250.00	4,350.00	0.00	4,350.00	0.00
4991-00 Late Fees	5,000.25	0.00	5,000.25	30,610.01	0.00	30,610.01	0.00
<b>Total Cash Receipts Received</b>	<b>\$ 467,218.10</b>	<b>\$ 31,024.91</b>	<b>\$ 436,193.19</b>	<b>\$ 2,447,030.26</b>	<b>\$ 2,265,387.40</b>	<b>\$ 181,642.86</b>	<b>\$ 4,520,174.80</b>



**T150 - SPRING VALLEY LAKE ASSOCIATION**  
**INCOME STATEMENT SUPPORT SCHEDULE - REVENUE - Page 1**  
**Fiscal Year End October 31, 2015**  
**For The Period 04/01/15 To 04/30/15**

	Current-Prd Actual	Current-Prd Budget	Variance	Year-To-Date Actual	Year-To-Date Budget	Variance	Annual Budget
<b>Assessment Income</b>							
4110-00 Assessments: Regular	\$ 0.00	\$ 0.00	\$ 0.00	\$ 2,139,950.00	\$ 2,139,188.00	\$ 762.00	\$ 4,278,376.00
<b>Total Owner Assessments</b>	<b>\$ 0.00</b>	<b>\$ 0.00</b>	<b>\$ 0.00</b>	<b>\$ 2,139,950.00</b>	<b>\$ 2,139,188.00</b>	<b>\$ 762.00</b>	<b>\$ 4,278,376.00</b>
<b>Community Service Fees</b>							
4230-00 Rent-Community Building	\$ 0.00	\$ 666.67	\$ (666.67)	\$ 0.00	\$ 4,000.00	\$ (4,000.00)	\$ 8,000.00
4250-00 Family Social Committee	50.00	625.00	(575.00)	85.00	3,750.00	(3,665.00)	7,500.00
4260-00 Recreation Dept. Fees	2,920.50	600.00	2,320.50	10,683.00	3,600.00	7,083.00	7,200.00
4265-00 Craft Fair Booth Fees	405.00	125.00	280.00	415.00	750.00	(335.00)	1,500.00
4270-00 Non Refundable Booking Fee-Fac	15.00	0.00	15.00	165.00	0.00	165.00	0.00
4299-00 Other Community Service Fees	0.00	0.00	0.00	51.00	0.00	51.00	0.00
<b>Total Community Service Fees</b>	<b>\$ 3,390.50</b>	<b>\$ 2,016.67</b>	<b>\$ 1,373.83</b>	<b>\$ 11,399.00</b>	<b>\$ 12,100.00</b>	<b>\$ (701.00)</b>	<b>\$ 24,200.00</b>
<b>Marina Fees</b>							
4310-00 Vessel Registration	\$ 10,100.00	\$ 16,000.00	\$ (5,900.00)	\$ 37,885.00	\$ 36,050.00	\$ 1,835.00	\$ 60,000.00
4320-00 Electricity Reimb-Lake	4,253.84	5,833.34	(1,579.50)	31,698.51	35,000.00	(3,301.49)	70,000.00
4330-00 Slip Rental	1,188.36	1,250.00	(61.64)	10,465.19	7,500.00	2,965.19	15,000.00
4340-00 Fuel & Oil Sales	0.00	600.00	(600.00)	299.53	1,000.00	(700.47)	20,000.00
4380-00 Life Guard Fees	960.00	0.00	960.00	1,040.00	0.00	1,040.00	1,500.00
4399-00 Other-Lake & Marina Fees	0.00	0.00	0.00	70.00	0.00	70.00	0.00
<b>Total Marina Fees</b>	<b>\$ 16,502.20</b>	<b>\$ 23,683.34</b>	<b>\$ (7,181.14)</b>	<b>\$ 81,458.23</b>	<b>\$ 79,550.00</b>	<b>\$ 1,908.23</b>	<b>\$ 166,500.00</b>
<b>Equestrian Fees</b>							
4410-00 Boarding Fees - Monthly	\$ 1,950.78	\$ 3,333.34	\$ (1,382.56)	\$ 16,830.78	\$ 20,000.00	\$ (3,169.22)	\$ 40,000.00
4420-00 Boarding Fees - Daily	20.00	0.00	20.00	70.00	0.00	70.00	0.00
4440-23 Equestrian Apt Rent	570.00	670.00	(100.00)	3,420.00	4,020.00	(600.00)	8,040.00
4499-00 Other Equestrian Fees	225.00	133.33	91.67	2,220.00	799.98	1,420.02	1,599.96
<b>Total Equestrian Fees</b>	<b>\$ 2,765.78</b>	<b>\$ 4,136.67</b>	<b>\$ (1,370.89)</b>	<b>\$ 22,540.78</b>	<b>\$ 24,819.98</b>	<b>\$ (2,279.20)</b>	<b>\$ 49,639.96</b>

**T150 - SPRING VALLEY LAKE ASSOCIATION**  
**INCOME STATEMENT SUPPORT SCHEDULE - REVENUE - Page 2**  
**Fiscal Year End October 31, 2015**  
**For The Period 04/01/15 To 04/30/15**

	Current-Prd Actual	Current-Prd Budget	Variance	Year-To-Date Actual	Year-To-Date Budget	Variance	Annual Budget
<b>Owner Fees</b>							
4510-00 Weed/Lot Maintenance	\$ 22,900.00	\$ 3,750.00	\$ 19,150.00	\$ 32,178.00	\$ 22,500.00	\$ 9,678.00	\$ 45,000.00
4520-00 Owner Interest	1,718.09	1,358.33	359.76	18,389.52	8,149.98	10,239.54	16,299.96
4530-00 Tenant Fees	5,898.31	2,916.66	2,981.65	14,310.67	17,499.96	(3,189.29)	34,999.92
4540-00 Architectural Fees	380.00	416.66	(36.66)	2,590.00	2,499.96	90.04	4,999.92
4550-00 Citation Income	700.00	583.29	116.71	14,300.00	3,499.74	10,800.26	6,999.48
4560-00 Membership Card Fees	0.00	16.63	(16.63)	30.00	99.78	(69.78)	199.56
<b>Total Owner Fees</b>	<b>\$ 31,596.40</b>	<b>\$ 9,041.57</b>	<b>\$ 22,554.83</b>	<b>\$ 81,798.19</b>	<b>\$ 54,249.42</b>	<b>\$ 27,548.77</b>	<b>\$ 108,498.84</b>
<b>Collections &amp; Escrow</b>							
4700-00 Collection Charges (mgmt)	\$ 4,725.00	\$ 0.00	\$ 4,725.00	\$ 35,250.00	\$ 0.00	\$ 35,250.00	\$ 0.00
4710-00 Collection Charges (contra)	(8,825.00)	0.00	(8,825.00)	(41,534.00)	0.00	(41,534.00)	0.00
4760-00 Escrow Income (mgmt)	1,000.00	0.00	1,000.00	4,600.00	0.00	4,600.00	0.00
4760-10 Escrow Income (contra)	(750.00)	0.00	(750.00)	(4,400.00)	0.00	(4,400.00)	0.00
<b>Total Collections &amp; Escrow</b>	<b>\$ (3,850.00)</b>	<b>\$ 0.00</b>	<b>\$ (3,850.00)</b>	<b>\$ (6,084.00)</b>	<b>\$ 0.00</b>	<b>\$ (6,084.00)</b>	<b>\$ 0.00</b>
<b>Investment Income</b>							
4819-00 Interest Income	\$ 137.19	\$ 166.66	\$ (29.47)	\$ 800.36	\$ 999.96	\$ (199.60)	\$ 1,999.92
4825-00 Interest Income-Lot 47 Note	399.00	0.00	399.00	598.50	0.00	598.50	0.00
<b>Total Investment Income</b>	<b>\$ 536.19</b>	<b>\$ 166.66</b>	<b>\$ 369.53</b>	<b>\$ 1,398.86</b>	<b>\$ 999.96</b>	<b>\$ 398.90</b>	<b>\$ 1,999.92</b>
<b>Other Revenue</b>							
4960-00 Sale of Land	\$ 0.00	\$ 0.00	\$ 0.00	\$ 34,134.76	\$ 0.00	\$ 34,134.76	\$ 0.00
4991-00 Late Fees	(28.60)	0.00	(28.60)	32,351.61	0.00	32,351.61	0.00
4999-00 Other Revenue	619.66	2,500.00	(1,880.34)	6,028.43	15,000.00	(8,971.57)	30,000.00
<b>Total Other Revenue</b>	<b>\$ 591.06</b>	<b>\$ 2,500.00</b>	<b>\$ (1,908.94)</b>	<b>\$ 72,514.80</b>	<b>\$ 15,000.00</b>	<b>\$ 57,514.80</b>	<b>\$ 30,000.00</b>

**T150 - SPRING VALLEY LAKE ASSOCIATION**  
**INCOME STATEMENT SUPPORT SCHEDULE - EXPENSES - Page1**  
**Fiscal Year End October 31, 2015**  
**For The Period 04/01/15 To 04/30/15**

	Current-Prd Actual	Current-Prd Budget	Variance	Year-To-Date Actual	Year-To-Date Budget	Variance	Annual Budget
<b>Compensation</b>							
5120-99 Gross Pay-Overtime	\$ 0.00	\$ 833.33	\$ 833.33	\$ 0.00	\$ 4,999.98	\$ 4,999.98	\$ 9,999.96
5130-99 Employer Taxes	9,711.90	11,909.08	2,197.18	78,369.69	71,454.48	(6,915.21)	142,908.96
Group Health, Etc.	22,935.43	16,551.83	(6,383.60)	64,569.27	99,310.98	34,741.71	198,621.96
5150-99 Workers Compensation	(2,177.63)	15,717.58	17,895.21	53,469.08	94,305.48	40,836.40	188,610.96
5180-99 Employer 401k Contribution	0.00	411.08	411.08	0.00	2,466.48	2,466.48	4,932.96
Compensation Allocation	115,901.43	120,848.33	4,946.90	731,962.16	725,089.98	(6,872.18)	1,450,180.00
HR Services (Payroll)	1,642.12	1,666.66	24.54	9,728.24	9,999.96	271.72	19,999.92
<b>Total Compensation</b>	<b>\$ 148,013.25</b>	<b>\$ 167,937.89</b>	<b>\$ 19,924.64</b>	<b>\$ 938,098.44</b>	<b>\$ 1,007,627.34</b>	<b>\$ 69,528.90</b>	<b>\$ 2,015,254.72</b>
<b>Reserve Funding</b>							
5210-19 Replacement Provision	\$ 23,800.00	\$ 23,800.00	\$ 0.00	\$ 142,800.00	\$ 142,800.00	\$ 0.00	\$ 285,600.00
5299-00 Interest Reserve Funding	137.19	0.00	(137.19)	795.36	0.00	(795.36)	0.00
9000-00 Reserve Funding	0.00	0.00	0.00	400,000.00	0.00	(400,000.00)	0.00
<b>Total Reserve Funding</b>	<b>\$ 23,937.19</b>	<b>\$ 23,800.00</b>	<b>\$ (137.19)</b>	<b>\$ 543,595.36</b>	<b>\$ 142,800.00</b>	<b>\$ (400,795.36)</b>	<b>\$ 285,600.00</b>
<b>Lake, Marina &amp; Equestrian</b>							
5310-12 Water Assessment	\$ 15,833.33	\$ 15,833.33	\$ 0.00	\$ 94,999.98	\$ 94,999.98	\$ 0.00	\$ 189,999.96
5315-00 Water Contingency	0.00	2,500.00	2,500.00	0.00	15,000.00	15,000.00	30,000.00
5320-00 Lake Stock/Fishery	0.00	0.00	0.00	23,784.00	30,000.00	6,216.00	30,000.00
5320-12 Fish Stocking	0.00	0.00	0.00	1,392.00	0.00	(1,392.00)	0.00
5329-00 Loan Cost & Interest - Water P	12,867.64	23,833.50	10,965.86	73,221.84	143,001.00	69,779.16	286,002.00
5330-12 Pumping Watermaster	1,875.76	833.33	(1,042.43)	4,519.21	4,999.98	480.77	9,999.96
5340-00 Parks Maint & Supplies	49.45	0.00	(49.45)	49.45	0.00	(49.45)	0.00
Fishing Area Maint & Supplies	1,533.52	750.00	(783.52)	4,855.69	4,500.00	(355.69)	9,000.00
Lake Maintenance & Supplies	1,200.00	9,583.33	8,383.33	3,353.63	57,499.98	54,146.35	114,999.96
5370-12 Water Monitoring/Testing	996.18	0.00	(996.18)	2,506.18	0.00	(2,506.18)	1,000.00
5380-23 Horse Feed Equestrian	1,296.69	2,500.00	1,203.31	1,296.69	15,000.00	13,703.31	30,000.00
<b>Total Lake, Marina &amp; Equestrian</b>	<b>\$ 35,652.57</b>	<b>\$ 55,833.49</b>	<b>\$ 20,180.92</b>	<b>\$ 209,978.67</b>	<b>\$ 365,000.94</b>	<b>\$ 155,022.27</b>	<b>\$ 701,001.88</b>

**T150 - SPRING VALLEY LAKE ASSOCIATION**  
**INCOME STATEMENT SUPPORT SCHEDULE - EXPENSES - Page 2**  
**Fiscal Year End October 31, 2015**  
**For The Period 04/01/15 To 04/30/15**

	Current-Prd Actual	Current-Prd Budget	Variance	Year-To-Date Actual	Year-To-Date Budget	Variance	Annual Budget
<b>Professional Services</b>							
5710-00 Accounting	\$ 7,500.00	\$ 7,725.00	\$ 225.00	\$ 45,000.00	\$ 46,350.00	\$ 1,350.00	\$ 92,700.00
5715-29 Accounting-Requested Service	0.00	625.00	625.00	0.00	3,750.00	3,750.00	7,500.00
Legal Expense	9,154.26	8,333.33	(820.93)	44,026.48	49,999.98	5,973.50	99,999.96
5725-98 Legal Contingency	0.00	0.00	0.00	20,628.64	0.00	(20,628.64)	0.00
5730-98 Consulting	0.00	833.33	833.33	17,550.09	4,999.98	(12,550.11)	9,999.96
5740-98 Audit	0.00	0.00	0.00	5,925.00	6,000.00	75.00	6,000.00
5760-11 Technology	0.00	1,250.00	1,250.00	2,717.00	7,500.00	4,783.00	15,000.00
5760-91 Technology	0.00	0.00	0.00	313.15	0.00	(313.15)	0.00
5770-98 Web Site Maintenance/Design	301.00	0.00	(301.00)	2,207.00	0.00	(2,207.00)	0.00
5775-29 Fireworks-4th of July	10,000.00	0.00	(10,000.00)	10,000.00	10,000.00	0.00	20,000.00
Service Contracts	7,116.58	6,666.66	(449.92)	40,619.51	39,999.96	(619.55)	79,999.92
5785-98 Reserve Study	1,400.00	0.00	(1,400.00)	1,400.00	0.00	(1,400.00)	2,800.00
HR Admin	1,343.00	166.66	(1,176.34)	1,913.00	999.96	(913.04)	1,999.92
<b>Total Professional Services</b>	<b>\$ 36,814.84</b>	<b>\$ 25,599.98</b>	<b>\$ (11,214.86)</b>	<b>\$ 192,299.87</b>	<b>\$ 169,599.88</b>	<b>\$ (22,699.99)</b>	<b>\$ 335,999.76</b>
<b>Administrative Support</b>							
6005-91 Prof. Cert. Fees	\$ 180.00	\$ 250.00	\$ 70.00	\$ 2,633.50	\$ 1,500.00	\$ (1,133.50)	\$ 3,000.00
Licenses & Permits	657.00	1,000.00	343.00	5,304.15	6,000.00	695.85	12,000.00
Uniform Expense	2,746.80	1,500.00	(1,246.80)	9,126.10	9,000.00	(126.10)	18,000.00
Safety Equip/Supplies	262.07	500.00	237.93	1,171.71	3,000.00	1,828.29	6,000.00
Training Expense	0.00	833.33	833.33	2,497.77	4,999.98	2,502.21	9,999.96
Travel Expense	913.75	333.33	(580.42)	3,206.76	1,999.98	(1,206.78)	3,999.96
Office Supplies	1,544.94	1,250.00	(294.94)	7,335.65	7,500.00	164.35	15,000.00
Materials,Supplies & Signage	575.00	833.33	258.33	4,900.48	4,999.98	99.50	9,999.96
Postage	1,941.04	2,083.33	142.29	9,954.91	12,499.98	2,545.07	24,999.96
Printing	1,532.71	2,083.33	550.62	9,070.89	12,499.98	3,429.09	24,999.96
BOD & Committee Meals	395.37	416.66	21.29	2,077.69	2,499.96	422.27	4,999.92
Bank & CC Fees	265.41	216.66	(48.75)	1,181.66	1,299.96	118.30	2,599.92
6095-29 Advertising	0.00	0.00	0.00	1,880.00	0.00	(1,880.00)	0.00
6095-91 Advertising	0.00	208.33	208.33	187.02	1,249.98	1,062.96	2,499.96
6096-00 C.O.P. Program	0.00	250.00	250.00	0.00	1,500.00	1,500.00	3,000.00
Other Expense	0.00	83.33	83.33	1,104.31	499.98	(604.33)	999.96
<b>Total Administrative Support</b>	<b>\$ 11,014.09</b>	<b>\$ 11,841.63</b>	<b>\$ 827.54</b>	<b>\$ 61,632.60</b>	<b>\$ 71,049.78</b>	<b>\$ 9,417.18</b>	<b>\$ 142,099.56</b>

T150 - SPRING VALLEY LAKE ASSOCIATION  
 INCOME STATEMENT SUPPORT SCHEDULE - EXPENSES - Page 3  
 Fiscal Year End October 31, 2015  
 For The Period 04/01/15 To 04/30/15

	Current-Prd Actual	Current-Prd Budget	Variance	Year-To-Date Actual	Year-To-Date Budget	Variance	Annual Budget
<b>Vehicles, Equip &amp; Technology</b>							
	\$ 4,685.99	\$ 6,250.00	\$ 1,564.01	\$ 28,712.92	\$ 37,500.00	\$ 8,787.08	\$ 75,000.00
	0.00	2,916.66	2,916.66	1,350.09	17,499.96	16,149.87	34,999.92
	2,277.53	2,083.33	(194.20)	12,207.82	12,499.98	292.16	24,999.96
5560-94	720.10	720.00	(0.10)	4,320.60	4,320.00	(0.60)	8,640.00
	0.00	2,500.00	2,500.00	3,430.78	15,000.00	11,569.22	30,000.00
5580-98	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00
5590-11	941.43	833.33	(108.10)	6,221.22	4,999.98	(1,221.24)	9,999.96
	0.00	0.00	0.00	269.99	0.00	(269.99)	0.00
	<b>\$ 8,625.05</b>	<b>\$ 15,303.32</b>	<b>\$ 6,678.27</b>	<b>\$ 56,513.42</b>	<b>\$ 91,819.92</b>	<b>\$ 35,306.50</b>	<b>\$ 188,639.84</b>
<b>Insurance</b>							
5810-98	\$ 144.40	\$ 11,333.33	\$ 11,188.93	\$ 69,617.40	\$ 67,999.98	\$ (1,617.42)	\$ 135,999.96
5820-99	1,212.58	1,250.00	37.42	7,275.48	7,500.00	224.52	15,000.00
5890-91	0.00	0.00	0.00	235.00	0.00	(235.00)	0.00
	<b>\$ 1,356.98</b>	<b>\$ 12,583.33</b>	<b>\$ 11,226.35</b>	<b>\$ 77,127.88</b>	<b>\$ 75,499.98</b>	<b>\$ (1,627.90)</b>	<b>\$ 150,999.96</b>
<b>Utilities</b>							
	\$ 2,137.28	\$ 2,916.66	\$ 779.38	\$ 14,048.01	\$ 17,499.96	\$ 3,451.95	\$ 34,999.92
5420-12	4,648.82	7,083.33	2,434.51	30,919.37	42,499.98	11,580.61	84,999.96
	769.29	583.33	(185.96)	4,074.86	3,499.98	(574.88)	6,999.96
5440-11	844.27	5,583.33	4,739.06	31,868.41	33,499.98	1,631.57	66,999.96
	671.21	1,916.66	1,245.45	9,946.08	11,499.96	1,553.88	22,999.92
	4,516.89	2,916.66	(1,600.23)	22,473.87	17,499.96	(4,973.91)	34,999.92
	0.00	0.00	0.00	324.16	0.00	(324.16)	0.00
	<b>\$ 13,587.76</b>	<b>\$ 20,999.97</b>	<b>\$ 7,412.21</b>	<b>\$ 113,654.76</b>	<b>\$ 125,999.82</b>	<b>\$ 12,345.06</b>	<b>\$ 251,999.64</b>

**T150 - SPRING VALLEY LAKE ASSOCIATION**  
**INCOME STATEMENT SUPPORT SCHEDULE - EXPENSES - Page 4**  
**Fiscal Year End October 31, 2015**  
**For The Period 04/01/15 To 04/30/15**

		Current-Prd Actual	Current-Prd Budget	Variance	Year-To-Date Actual	Year-To-Date Budget	Variance	Annual Budget
<b>Grounds &amp; Buildings</b>								
5610-11	Weed/Lot Maintenance	\$ 3,337.50	\$ 2,951.66	\$ (385.84)	\$ 20,907.29	\$ 17,709.96	\$ (3,197.33)	\$ 35,419.92
	Building Maintenance	6,280.90	3,333.33	(2,947.57)	20,039.65	19,999.98	(39.67)	39,999.96
	Grounds Maintenance	6,805.91	4,166.66	(2,639.25)	43,154.81	24,999.96	(18,154.85)	49,999.92
	Equipment Rental	201.60	666.66	465.06	6,210.05	3,999.96	(2,210.09)	7,999.92
	Janitorial Supplies	697.61	683.33	(14.28)	4,247.52	4,099.98	(147.54)	8,199.96
5650-98	Surveillance Cameras	0.00	1,666.66	1,666.66	40,500.87	9,999.96	(30,500.91)	19,999.92
	Capital Improvements	4,613.99	20,833.33	16,219.34	147,055.92	124,999.98	(22,055.94)	249,999.96
	<b>Total Grounds &amp; Buildings</b>	<b>\$ 21,937.51</b>	<b>\$ 34,301.63</b>	<b>\$ 12,364.12</b>	<b>\$ 282,116.11</b>	<b>\$ 205,809.78</b>	<b>\$ (76,306.33)</b>	<b>\$ 411,619.56</b>
<b>Uncollectible &amp; Other Losses</b>								
6110-91	Bad Debts Expense	\$ 0.00	\$ 7,500.00	\$ 7,500.00	\$ 315.00	\$ 45,000.00	\$ 44,685.00	\$ 90,000.00
6120-00	Collection Expenses	0.00	0.00	0.00	12,360.00	0.00	(12,360.00)	0.00
	<b>Total Uncollectible &amp; Losses</b>	<b>\$ 0.00</b>	<b>\$ 7,500.00</b>	<b>\$ 7,500.00</b>	<b>\$ 12,675.00</b>	<b>\$ 45,000.00</b>	<b>\$ 32,325.00</b>	<b>\$ 90,000.00</b>
<b>Association Sponsored Events</b>								
5910-28	Events	\$ 2,741.58	\$ 3,000.00	\$ 258.42	\$ 17,313.43	\$ 18,000.00	\$ 686.57	\$ 36,000.00
5910-29	Events	0.00	0.00	0.00	415.58	0.00	(415.58)	0.00
5915-29	Family Festival	1,040.00	1,333.33	293.33	1,040.00	7,999.98	6,959.98	15,999.96
5920-00	Concerts at the Beach	0.00	1,000.00	1,000.00	0.00	6,000.00	6,000.00	12,000.00
5925-00	SVL Event Meals	0.00	416.66	416.66	3,502.97	2,499.96	(1,003.01)	4,999.92
5925-91	SVL Event Meals	0.00	0.00	0.00	393.58	0.00	(393.58)	0.00
5935-00	Committee Appreciation	0.00	250.00	250.00	0.00	1,500.00	1,500.00	3,000.00
	<b>Total Events</b>	<b>\$ 3,781.58</b>	<b>\$ 5,999.99</b>	<b>\$ 2,218.41</b>	<b>\$ 22,665.56</b>	<b>\$ 35,999.94</b>	<b>\$ 13,334.38</b>	<b>\$ 71,999.88</b>
<b>Income Tax</b>								
6910-92	Federal Taxes	\$ 0.00	\$ 833.33	\$ 833.33	\$ 0.00	\$ 4,999.98	\$ 4,999.98	\$ 9,999.96
6920-92	California State Taxes	945.00	333.33	(611.67)	1,255.00	1,999.98	744.98	3,999.96
	<b>Total Income Taxes</b>	<b>\$ 945.00</b>	<b>\$ 1,166.66</b>	<b>\$ 221.66</b>	<b>\$ 1,255.00</b>	<b>\$ 6,999.96</b>	<b>\$ 5,744.96</b>	<b>\$ 13,999.92</b>

**T150 - SPRING VALLEY LAKE ASSOCIATION**  
**INCOME STATEMENT - Y.T.D.**  
**Fiscal Year End October 31, 2015**  
**For The Period 11/01/14 To 04/30/15**

	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Oct	Total	Y-T-D Budget	Variance
<b>INCOME</b>															
Owner Assessmen	1,069,594	0	637	1,069,719	0	0	0	0	0	0	0	0	2,139,950	2,139,188	762
Community Servi	5,497	66	1,736	100	610	3,391	0	0	0	0	0	0	11,399	12,100	(701)
Marina Fees	7,213	382	25,731	14,939	16,691	16,502	0	0	0	0	0	0	81,458	79,550	1,908
Equestrian Fees	3,730	5,005	3,800	3,730	3,510	2,766	0	0	0	0	0	0	22,541	24,820	(2,279)
Owner Fees	14,919	1,138	5,909	3,639	24,596	31,596	0	0	0	0	0	0	81,798	54,249	27,549
Collection Fees	(8,059)	10,125	(12,675)	4,325	4,050	(3,850)	0	0	0	0	0	0	(6,084)	0	(6,084)
Investments Inc	125	120	10	238	369	536	0	0	0	0	0	0	1,399	1,000	399
Other Revenue	16,011	1,960	34,021	20,180	(249)	591	0	0	0	0	0	0	72,515	15,000	57,515
<b>TOTAL INCOME</b>	<b>1,109,031</b>	<b>18,796</b>	<b>59,168</b>	<b>1,116,871</b>	<b>49,578</b>	<b>51,532</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>2,404,976</b>	<b>2,325,907</b>	<b>79,069</b>
<b>EXPENSES</b>															
Compensation	134,384	148,122	234,324	134,356	138,899	148,013	0	0	0	0	0	0	938,098	1,007,627	69,529
Replacement & R	23,925	23,920	23,805	424,038	23,969	23,937	0	0	0	0	0	0	543,595	142,800	(400,795)
Lake, Marina &	34,114	27,708	30,825	40,118	41,560	35,653	0	0	0	0	0	0	209,979	365,001	155,022
Professional Se	33,447	36,211	20,593	40,126	25,109	36,815	0	0	0	0	0	0	192,300	169,600	(22,700)
Administrative	7,284	12,611	10,621	11,142	8,960	11,014	0	0	0	0	0	0	61,633	71,050	9,417
Vehicles, Equip	14,749	8,106	7,143	3,846	14,044	8,625	0	0	0	0	0	0	56,513	91,820	35,307
Insurance	1,213	1,448	35,904	12,802	24,404	1,357	0	0	0	0	0	0	77,128	75,500	(1,628)
Utilities	27,859	14,343	28,452	12,236	17,177	13,588	0	0	0	0	0	0	113,655	126,000	12,345
Grounds & Build	64,044	26,812	55,646	46,343	67,333	21,938	0	0	0	0	0	0	282,116	205,810	(76,306)
Uncollectible &	0	6,180	0	15,575	(9,080)	0	0	0	0	0	0	0	12,675	45,000	32,325
Assoc. Sponsore	4,598	6,775	2,127	3,212	2,172	3,782	0	0	0	0	0	0	22,666	36,000	13,334
Income Tax	0	0	0	310	0	945	0	0	0	0	0	0	1,255	7,000	5,745
<b>Total Expenses</b>	<b>345,617</b>	<b>312,236</b>	<b>449,440</b>	<b>744,105</b>	<b>354,548</b>	<b>305,666</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>2,511,613</b>	<b>2,343,207</b>	<b>(168,405)</b>
<b>NET SURPLUS/(DE</b>	<b>763,414</b>	<b>(293,440)</b>	<b>(390,272)</b>	<b>372,766</b>	<b>(304,970)</b>	<b>(254,134)</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>(106,637)</b>	<b>(17,300)</b>	<b>(89,337)</b>

T150 - SPRING VALLEY LAKE ASSOCIATION  
 INCOME STMT SUPPORT SCHEDULE - REVENUE YTD - Page 1  
 Fiscal Year End October 31, 2015  
 For The Period 11/01/14 To 04/30/15

	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Oct	Total	Y-T-D Budget	Variance
<b>Owner Assessments</b>															
4110-00 Assessments: Re	1,069,594	0	637	1,069,719	0	0	0	0	0	0	0	0	2,139,950	2,139,188	762
<b>Total Owner Ass</b>	<b>1,069,594</b>	<b>0</b>	<b>637</b>	<b>1,069,719</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>2,139,950</b>	<b>2,139,188</b>	<b>762</b>
<b>Community Service Fees</b>															
4230-00 Rent-Community	0	0	0	0	0	0	0	0	0	0	0	0	0	4,000	(4,000)
4250-00 Family Social C	0	0	35	0	0	50	0	0	0	0	0	0	85	3,750	(3,665)
4260-00 Recreation Dept	5,487	0	1,626	100	550	2,921	0	0	0	0	0	0	10,683	3,600	7,083
4265-00 Craft Fair Boot	10	0	0	0	0	405	0	0	0	0	0	0	415	750	(335)
4270-00 Non Refundable	0	15	75	0	60	15	0	0	0	0	0	0	165	0	165
4299-00 Other Community	0	51	0	0	0	0	0	0	0	0	0	0	51	0	51
<b>Total Community</b>	<b>5,497</b>	<b>66</b>	<b>1,736</b>	<b>100</b>	<b>610</b>	<b>3,391</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>11,399</b>	<b>12,100</b>	<b>(701)</b>
<b>Marina Fees</b>															
4310-00 Vessel Registra	0	25	8,340	9,300	10,120	10,100	0	0	0	0	0	0	37,885	36,050	1,835
4320-00 Electricity Rei	6,620	0	12,331	4,809	3,685	4,254	0	0	0	0	0	0	31,699	35,000	(3,301)
4330-00 Slip Rental	325	325	4,920	820	2,887	1,188	0	0	0	0	0	0	10,465	7,500	2,965
4340-00 Fuel & Oil Sale	268	32	0	0	0	0	0	0	0	0	0	0	300	1,000	(700)
4380-00 Life Guard Fees	0	0	80	0	0	960	0	0	0	0	0	0	1,040	0	1,040
4399-00 Other-Lake & Ma	0	0	60	10	0	0	0	0	0	0	0	0	70	0	70
<b>Total Marina Fe</b>	<b>7,213</b>	<b>382</b>	<b>25,731</b>	<b>14,939</b>	<b>16,691</b>	<b>16,502</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>81,458</b>	<b>79,550</b>	<b>1,908</b>
<b>Equestrian Fees</b>															
4410-00 Boarding Fees -	2,860	3,310	3,210	2,860	2,640	1,951	0	0	0	0	0	0	16,831	20,000	(3,169)
4420-00 Boarding Fees -	0	30	20	0	0	20	0	0	0	0	0	0	70	0	70
4440-23 Equestrian Apt	570	570	570	570	570	570	0	0	0	0	0	0	3,420	4,020	(600)
4499-00 Other Equestria	300	1,095	0	300	300	225	0	0	0	0	0	0	2,220	800	1,420
<b>Total Equestria</b>	<b>3,730</b>	<b>5,005</b>	<b>3,800</b>	<b>3,730</b>	<b>3,510</b>	<b>2,766</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>22,541</b>	<b>24,820</b>	<b>(2,279)</b>



T150 - SPRING VALLEY LAKE ASSOCIATION  
 INCOME STMT SUPPORT SCHEDULE - REVENUE YTD - Page 2  
 Fiscal Year End October 31, 2015  
 For The Period 11/01/14 To 04/30/15

	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Oct	Total	Y-T-D Budget	Variance
<b>Owner Fees</b>															
4510-00 Weed/Lot Mainte	660	165	0	0	8,453	22,900	0	0	0	0	0	0	32,178	22,500	9,678
4520-00 Owner Interest	4,069	(42)	43	1,262	11,340	1,718	0	0	0	0	0	0	18,390	8,150	10,240
4530-00 Tenant Fees	2,000	715	1,016	2,458	2,223	5,898	0	0	0	0	0	0	14,311	17,500	(3,189)
4540-00 Architectural F	290	30	850	960	80	380	0	0	0	0	0	0	2,590	2,500	90
4550-00 Citation Income	7,900	250	4,000	(1,050)	2,500	700	0	0	0	0	0	0	14,300	3,500	10,800
4560-00 Membership Card	0	20	0	10	0	0	0	0	0	0	0	0	30	100	(70)
<b>Total Owner Fee</b>	<b>14,919</b>	<b>1,138</b>	<b>5,909</b>	<b>3,639</b>	<b>24,596</b>	<b>31,596</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>81,798</b>	<b>54,249</b>	<b>27,549</b>
<b>Collection &amp; Escrow</b>															
4700-00 Collection Char	3,150	13,075	450	5,025	8,825	4,725	0	0	0	0	0	0	35,250	0	35,250
4710-00 Collection Char	(11,209)	(2,950)	(13,075)	(450)	(5,025)	(8,825)	0	0	0	0	0	0	(41,534)	0	(41,534)
4760-00 Escrow Income (	800	800	750	500	750	1,000	0	0	0	0	0	0	4,600	0	4,600
4760-10 Escrow Income (	(800)	(800)	(800)	(750)	(500)	(750)	0	0	0	0	0	0	(4,400)	0	(4,400)
<b>Total Collectio</b>	<b>(8,059)</b>	<b>10,125</b>	<b>(12,675)</b>	<b>4,325</b>	<b>4,050</b>	<b>(3,850)</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>(6,084)</b>	<b>0</b>	<b>(6,084)</b>
<b>Investment Income</b>															
4819-00 Interest Income	125	120	10	238	169	137	0	0	0	0	0	0	800	1,000	(200)
4825-00 Interest Income	0	0	0	0	200	399	0	0	0	0	0	0	599	0	599
<b>Total Investmen</b>	<b>125</b>	<b>120</b>	<b>10</b>	<b>238</b>	<b>369</b>	<b>536</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>1,399</b>	<b>1,000</b>	<b>399</b>
<b>Other Revenue</b>															
4960-00 Sale of Land	0	0	34,135	0	0	0	0	0	0	0	0	0	34,135	0	34,135
4991-00 Late Fees	15,512	(305)	(191)	17,612	(249)	(29)	0	0	0	0	0	0	32,352	0	32,352
4999-00 Other Revenue	499	2,265	77	2,568	0	620	0	0	0	0	0	0	6,028	15,000	(8,972)
<b>Total Other Rev</b>	<b>16,011</b>	<b>1,960</b>	<b>34,021</b>	<b>20,180</b>	<b>(249)</b>	<b>591</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>72,515</b>	<b>15,000</b>	<b>57,515</b>

T150 - SPRING VALLEY LAKE ASSOCIATION  
 INCOME STMT SUPPORT SCHEDULE - EXPENSES YTD - Page 1  
 Fiscal Year End October 31, 2015  
 For The Period 11/01/14 To 04/30/15

	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Oct	Total	Y-T-D Budget	Variance
<b>Compensation</b>															
5120-99 Gross Pay-Overt	0	0	0	0	0	0	0	0	0	0	0	0	0	5,000	5,000
5130-99 Employer Taxes	1,433	9,646	33,533	13,274	10,771	9,712	0	0	0	0	0	0	78,370	71,454	(6,915)
Group Health, E	12,139	(2,111)	31,627	(1,539)	1,518	22,935	0	0	0	0	0	0	64,569	99,311	34,742
5150-99 Workers Compens	14,212	14,212	7,946	9,638	9,638	(2,178)	0	0	0	0	0	0	53,469	94,305	40,836
5180-99 Employer 401k C	0	0	0	0	0	0	0	0	0	0	0	0	0	2,466	2,466
Compensation Al	99,016	124,905	165,173	111,526	115,442	115,901	0	0	0	0	0	0	731,962	725,090	(6,872)
HR Services (Pa	7,583	1,471	(3,955)	1,457	1,530	1,642	0	0	0	0	0	0	9,728	10,000	272
<b>Total Compensat</b>	<b>134,384</b>	<b>148,122</b>	<b>234,324</b>	<b>134,356</b>	<b>138,899</b>	<b>148,013</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>938,098</b>	<b>1,007,627</b>	<b>69,529</b>
<b>Reserve Funding</b>															
5210-19 Replacement Pro	23,800	23,800	23,800	23,800	23,800	23,800	0	0	0	0	0	0	142,800	142,800	0
5299-00 Interest Reserv	125	120	5	238	169	137	0	0	0	0	0	0	795	0	(795)
9000-00 Reserve Funding	0	0	0	400,000	0	0	0	0	0	0	0	0	400,000	0	(400,000)
<b>Total Reserve F</b>	<b>23,925</b>	<b>23,920</b>	<b>23,805</b>	<b>424,038</b>	<b>23,969</b>	<b>23,937</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>543,595</b>	<b>142,800</b>	<b>(400,795)</b>
<b>Lake, Marina &amp; Equestrian</b>															
5310-12 Water Assessmen	15,833	15,833	15,833	15,833	15,833	15,833	0	0	0	0	0	0	95,000	95,000	0
5315-00 Water Contingen	0	0	0	0	0	0	0	0	0	0	0	0	0	15,000	15,000
5320-00 Lake Stock/Fish	4,500	0	0	8,784	10,500	0	0	0	0	0	0	0	23,784	30,000	6,216
5320-12 Fish Stocking	0	0	0	1,392	0	0	0	0	0	0	0	0	1,392	0	(1,392)
5329-00 Loan Cost & Int	12,271	11,875	12,271	12,271	11,667	12,868	0	0	0	0	0	0	73,222	143,001	69,779
5330-12 Pumping Waterma	0	0	2,643	0	0	1,876	0	0	0	0	0	0	4,519	5,000	481
5340-00 Parks Maint & S	0	0	0	0	0	49	0	0	0	0	0	0	49	0	(49)
Fishing Area Ma	0	0	0	1,612	1,710	1,534	0	0	0	0	0	0	4,856	4,500	(356)
Lake Maintenanc	0	0	78	226	1,850	1,200	0	0	0	0	0	0	3,354	57,500	54,146
5370-12 Water Monitorin	1,510	0	0	0	0	996	0	0	0	0	0	0	2,506	0	(2,506)
5380-23 Horse Feed Eque	0	0	0	0	0	1,297	0	0	0	0	0	0	1,297	15,000	13,703
<b>Total Lake,Mari</b>	<b>34,114</b>	<b>27,708</b>	<b>30,825</b>	<b>40,118</b>	<b>41,560</b>	<b>35,653</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>209,979</b>	<b>365,001</b>	<b>155,022</b>

T150 - SPRING VALLEY LAKE ASSOCIATION  
 INCOME STMT SUPPORT SCHEDULE - EXPENSES YTD - Page 2  
 Fiscal Year End October 31, 2015  
 For The Period 11/01/14 To 04/30/15

	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Oct	Total	Y-T-D Budget	Variance
<b>Professional Services</b>															
5710-00 Accounting	7,500	7,500	7,500	7,500	7,500	7,500	0	0	0	0	0	0	45,000	46,350	1,350
5715-29 Accounting-Requ	0	0	0	0	0	0	0	0	0	0	0	0	0	3,750	3,750
Legal Expense	(190)	9,331	7,615	6,542	11,575	9,154	0	0	0	0	0	0	44,026	50,000	5,974
5725-98 Legal Contingen	20,629	0	0	0	0	0	0	0	0	0	0	0	20,629	0	(20,629)
5730-98 Consulting	0	12,240	0	4,886	424	0	0	0	0	0	0	0	17,550	5,000	(12,550)
5740-98 Audit	0	0	0	5,925	0	0	0	0	0	0	0	0	5,925	6,000	75
5760-11 Technology	562	662	0	693	800	0	0	0	0	0	0	0	2,717	7,500	4,783
5760-91 Technology	0	0	0	0	313	0	0	0	0	0	0	0	313	0	(313)
5770-98 Web Site Mainte	1,298	147	55	137	269	301	0	0	0	0	0	0	2,207	0	(2,207)
5775-29 Fireworks-4th o	0	0	0	0	0	10,000	0	0	0	0	0	0	10,000	10,000	0
Service Contrac	3,603	6,226	5,018	14,438	4,217	7,117	0	0	0	0	0	0	40,620	40,000	(620)
5785-98 Reserve Study	0	0	0	0	0	1,400	0	0	0	0	0	0	1,400	0	(1,400)
HR Admin	45	105	405	4	11	1,343	0	0	0	0	0	0	1,913	1,000	(913)
<b>Total Professio</b>	<b>33,447</b>	<b>36,211</b>	<b>20,593</b>	<b>40,126</b>	<b>25,109</b>	<b>36,815</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>192,300</b>	<b>169,600</b>	<b>(22,700)</b>
<b>Administrative Support</b>															
6005-91 Prof. Cert. Fee	0	668	720	916	150	180	0	0	0	0	0	0	2,634	1,500	(1,134)
Licenses & Perm	179	548	1,033	2,205	682	657	0	0	0	0	0	0	5,304	6,000	696
Uniform Expense	706	1,165	2,323	1,154	1,031	2,747	0	0	0	0	0	0	9,126	9,000	(126)
Safety Equip/Su	0	165	346	194	204	262	0	0	0	0	0	0	1,172	3,000	1,828
Training Expens	332	750	87	886	443	0	0	0	0	0	0	0	2,498	5,000	2,502
Travel Expense	296	195	333	240	1,229	914	0	0	0	0	0	0	3,207	2,000	(1,207)
Office Supplies	1,090	1,871	979	865	986	1,545	0	0	0	0	0	0	7,336	7,500	164
Materials, Suppl	2,009	1,074	246	626	370	575	0	0	0	0	0	0	4,900	5,000	100
Postage	417	3,238	1,976	1,771	612	1,941	0	0	0	0	0	0	9,955	12,500	2,545
Printing	1,500	879	1,533	1,606	2,020	1,533	0	0	0	0	0	0	9,071	12,500	3,429
BOD & Committee	491	36	508	330	317	395	0	0	0	0	0	0	2,078	2,500	422
Bank & CC Fees	146	113	107	243	307	265	0	0	0	0	0	0	1,182	1,300	118
6095-29 Advertising	0	1,880	0	0	0	0	0	0	0	0	0	0	1,880	0	(1,880)
6095-91 Advertising	0	0	0	0	187	0	0	0	0	0	0	0	187	1,250	1,063
6096-00 C.O.P. Program	0	0	0	0	0	0	0	0	0	0	0	0	0	1,500	1,500
Other Expense	117	30	429	107	421	0	0	0	0	0	0	0	1,104	500	(604)
<b>Total Administr</b>	<b>7,284</b>	<b>12,611</b>	<b>10,621</b>	<b>11,142</b>	<b>8,960</b>	<b>11,014</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>61,633</b>	<b>71,050</b>	<b>9,417</b>

T150 - SPRING VALLEY LAKE ASSOCIATION  
 INCOME STMT SUPPORT SCHEDULE - EXPENSES YTD - Page 3  
 Fiscal Year End October 31, 2015  
 For The Period 11/01/14 To 04/30/15

	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Oct	Total	Y-T-D Budget	Variance
<b>Vehicles, Equip &amp; Technology</b>															
Vehicle: Fuel & Marina: Fuel & Equip/Vehicle R	9,758	4,166	3,395	415	6,294	4,686	0	0	0	0	0	0	28,713	37,500	8,787
5560-94 Software Licens	1,190	0	160	0	0	0	0	0	0	0	0	0	1,350	17,500	16,150
Computer Equipm	1,863	1,670	1,147	978	4,273	2,278	0	0	0	0	0	0	12,208	12,500	292
5590-11 Small Tools	720	720	720	720	720	720	0	0	0	0	0	0	4,321	4,320	(1)
Other Vehicles,	222	1,110	729	1,335	(466)	0	0	0	0	0	0	0	3,431	15,000	11,569
	270	441	992	398	3,223	941	0	0	0	0	0	0	6,221	5,000	(1,221)
	0	0	0	0	0	0	0	0	0	0	0	0	270	0	(270)
<b>Total Vehicles,</b>	<b>14,749</b>	<b>8,106</b>	<b>7,143</b>	<b>3,846</b>	<b>14,044</b>	<b>8,625</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>56,513</b>	<b>91,820</b>	<b>35,307</b>
<b>Insurance</b>															
5810-98 Insurance: Umbr	0	0	34,691	11,590	23,192	144	0	0	0	0	0	0	69,617	68,000	(1,617)
5820-99 Insurance: D&O	1,213	1,213	1,213	1,213	1,213	1,213	0	0	0	0	0	0	7,275	7,500	225
5890-91 Insurance: Othe	0	235	0	0	0	0	0	0	0	0	0	0	235	0	(235)
<b>Total Insurance</b>	<b>1,213</b>	<b>1,448</b>	<b>35,904</b>	<b>12,802</b>	<b>24,404</b>	<b>1,357</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>77,128</b>	<b>75,500</b>	<b>(1,628)</b>
<b>Utilities</b>															
Electricity	2,656	2,476	2,439	2,192	2,147	2,137	0	0	0	0	0	0	14,048	17,500	3,452
5420-12 Electricity-Lak	6,194	5,062	5,947	4,434	4,633	4,649	0	0	0	0	0	0	30,919	42,500	11,581
Natural Gas	134	447	1,136	1,102	485	769	0	0	0	0	0	0	4,075	3,500	(575)
5440-11 Water/Sewer	12,908	1,677	12,073	990	3,376	844	0	0	0	0	0	0	31,868	33,500	1,632
Trash Collectio	2,336	1,711	1,807	1,711	1,711	671	0	0	0	0	0	0	9,946	11,500	1,554
Telephone	3,515	2,870	5,049	1,807	4,717	4,517	0	0	0	0	0	0	22,474	17,500	(4,974)
Internet Servic	115	101	0	0	108	0	0	0	0	0	0	0	324	0	(324)
<b>Total Utilities</b>	<b>27,859</b>	<b>14,343</b>	<b>28,452</b>	<b>12,236</b>	<b>17,177</b>	<b>13,588</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>113,655</b>	<b>126,000</b>	<b>12,345</b>

**T150 - SPRING VALLEY LAKE ASSOCIATION**  
**INCOME STMT SUPPORT SCHEDULE - EXPENSES YTD - Page 4**  
**Fiscal Year End October 31, 2015**  
**For The Period 11/01/14 To 04/30/15**

	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Oct	Total	Y-T-D Budget	Variance
<b>Grounds &amp; Buildings</b>															
5610-11 Weed/Lot Mainte	3,688	3,571	3,636	3,338	3,338	3,338	0	0	0	0	0	0	20,907	17,710	(3,197)
Building Mainte	2,989	3,428	2,693	3,436	1,213	6,281	0	0	0	0	0	0	20,040	20,000	(40)
Grounds Mainten	4,148	8,445	4,619	12,541	6,596	6,806	0	0	0	0	0	0	43,155	25,000	(18,155)
Equipment Renta	1,204	833	2,760	570	641	202	0	0	0	0	0	0	6,210	4,000	(2,210)
Janitorial Supp	1,052	808	688	0	1,002	698	0	0	0	0	0	0	4,248	4,100	(148)
5650-98 Surveillance Ca	15,901	0	8,657	0	15,943	0	0	0	0	0	0	0	40,501	10,000	(30,501)
Capital Improve	35,062	9,727	32,593	26,458	38,601	4,614	0	0	0	0	0	0	147,056	125,000	(22,056)
<b>Total Grounds &amp;</b>	<b>64,044</b>	<b>26,812</b>	<b>55,646</b>	<b>46,343</b>	<b>67,333</b>	<b>21,938</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>282,116</b>	<b>205,810</b>	<b>(76,306)</b>
<b>Uncollectible &amp; Other Losses</b>															
6110-91 Bad Debts Expen	0	0	0	14,540	(14,225)	0	0	0	0	0	0	0	315	45,000	44,685
6120-00 Collection Expe	0	6,180	0	1,035	5,145	0	0	0	0	0	0	0	12,360	0	(12,360)
<b>Total Uncollect</b>	<b>0</b>	<b>6,180</b>	<b>0</b>	<b>15,575</b>	<b>(9,080)</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>12,675</b>	<b>45,000</b>	<b>32,325</b>
<b>Association Sponsored Events</b>															
5910-28 Events	4,183	3,272	1,734	3,212	2,172	2,742	0	0	0	0	0	0	17,313	18,000	687
5910-29 Events	416	0	0	0	0	0	0	0	0	0	0	0	416	0	(416)
5915-29 Family Festival	0	0	0	0	0	1,040	0	0	0	0	0	0	1,040	8,000	6,960
5920-00 Concerts at the	0	0	0	0	0	0	0	0	0	0	0	0	0	6,000	6,000
5925-00 SVL Event Meals	0	3,503	0	0	0	0	0	0	0	0	0	0	3,503	2,500	(1,003)
5925-91 SVL Event Meals	0	0	394	0	0	0	0	0	0	0	0	0	394	0	(394)
5935-00 Committee Appre	0	0	0	0	0	0	0	0	0	0	0	0	0	1,500	1,500
<b>Total Events</b>	<b>4,598</b>	<b>6,775</b>	<b>2,127</b>	<b>3,212</b>	<b>2,172</b>	<b>3,782</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>22,666</b>	<b>36,000</b>	<b>13,334</b>
<b>Income Tax</b>															
6910-92 Federal Taxes	0	0	0	0	0	0	0	0	0	0	0	0	0	5,000	5,000
6920-92 California Stat	0	0	0	0	310	945	0	0	0	0	0	0	1,255	2,000	745
6920-98 California	0	0	0	310	(310)	0	0	0	0	0	0	0	0	0	0
<b>Total Income Ta</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>310</b>	<b>0</b>	<b>945</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>1,255</b>	<b>7,000</b>	<b>5,745</b>