

Income Statement Detail Monthly & YTD (RSM Standard)
NFFX0 Flintrock at Hurst Creek OPERATING
07/31/2019

FIRSTSERVICE RESIDENTIAL AUSTIN
 7 LAKEWAY CENTRE COURT #102
 Austin TX 78734

Jul Actual	Jul Budget	Jul Variance	Acct #	Description	YTD Actual	YTD Budget	YTD Variance	2019 Total Budget	2019 Budget Remaining
OPERATING FUND									
ASSESSMENTS									
286,359.99	288,390.00	(2,030.01)	40000	Assessment	531,304.99	533,335.00	(2,030.01)	533,335.00	(2,030.01)
0.00	0.00	0.00	41270	Capital Contribution Owner	200.00	0.00	200.00	0.00	200.00
1,800.00	600.00	1,200.00	41295	Working Capital Contribution *	4,200.00	3,200.00	1,000.00	6,200.00	(2,000.00)
\$288,159.99	\$288,990.00	(\$830.01)	TOTAL ASSESSMENTS		\$535,704.99	\$536,535.00	(\$830.01)	\$539,535.00	(\$3,830.01)
OTHER REVENUE									
300.00	300.00	0.00	42000	Access Devices	300.00	900.00	(600.00)	2,400.00	(2,100.00)
0.00	0.00	0.00	42015	Building Keys Cards Fobs	50.00	0.00	50.00	0.00	50.00
555.96	0.00	555.96	42035	Pool Keys Cards Fobs	1,552.68	996.72	555.96	996.72	555.96
900.00	500.00	400.00	42125	Architectural Review Fee	1,235.00	2,300.00	(1,065.00)	4,800.00	(3,565.00)
830.85	0.00	830.85	43005	Late Interest	1,239.60	0.00	1,239.60	0.00	1,239.60
645.00	0.00	645.00	43075	Legal Attorney Fees	645.00	0.00	645.00	0.00	645.00
0.00	0.00	0.00	43120	Returned Items NSF Fee	40.00	(17,580.00)	17,620.00	40.00	0.00
0.00	225.00	(225.00)	43150	Violation Fees	47.03	225.00	(177.97)	450.00	(402.97)
208.12	25.00	183.12	44130	Interest Income Revenue	1,338.33	819.68	518.65	944.68	393.65
17,595.00	0.00	17,595.00	44910	Damages	12,210.00	12,000.00	210.00	12,000.00	210.00
\$21,034.93	\$1,050.00	\$19,984.93	TOTAL OTHER REVENUE		\$18,657.64	(\$338.60)	\$18,996.24	\$21,631.40	(\$2,973.76)
\$309,194.92	\$290,040.00	\$19,154.92	TOTAL REVENUE		\$554,362.63	\$536,196.40	\$18,166.23	\$561,166.40	(\$6,803.77)
EXPENSES									
ADMINISTRATIVE									
0.00	0.00	0.00	50840	Meeting Expenses Annual	175.00	0.00	(175.00)	225.00	50.00
0.00	0.00	0.00	50845	Meeting Expenses Board	403.83	57.08	(346.75)	57.08	(346.75)
2,102.65	0.00	(2,102.65)	50910	Social Events	3,532.38	4,029.73	497.35	8,600.73	5,068.35
25.00	0.00	(25.00)	51105	Computer Software Expense	175.00	100.00	(75.00)	100.00	(75.00)
0.00	35.00	35.00	51120	Computer Software Subscription	105.00	105.00	0.00	280.00	175.00
172.95	410.00	237.05	51400	Website	5,440.65	5,501.80	61.15	6,051.80	611.15
278.00	100.00	(178.00)	52095	Postage	1,043.07	937.45	(105.62)	1,437.45	394.38
314.34	40.00	(274.34)	52105	Printing	565.76	371.15	(194.61)	571.15	5.39

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50.00	150.00	100.00	52230	Supplies Office	532.01	532.01	0.00	682.01	150.00
50.00	50.00	0.00	52760	Storage	350.00	350.00	0.00	600.00	250.00
\$2,992.94	\$785.00	(\$2,207.94)	TOTAL ADMINISTRATIVE		\$12,322.70	\$11,984.22	(\$338.48)	\$18,605.22	\$6,282.52
INSURANCE & TAXES									
0.00	0.00	0.00	53000	Insurance	6,909.00	0.00	(6,909.00)	0.00	(6,909.00)
0.00	0.00	0.00	53080	Insurance Directors and Officers	1,421.00	1,421.00	0.00	1,421.00	0.00
0.00	0.00	0.00	53190	Insurance Property Liability	0.00	6,909.00	6,909.00	6,909.00	6,909.00
0.00	0.00	0.00	53220	Insurance Umbrella	500.00	500.00	0.00	500.00	0.00
0.00	0.00	0.00	53500	Insurance Claim	(1,285.00)	(18,905.00)	(17,620.00)	(18,905.00)	(17,620.00)
0.00	0.00	0.00	54000	Property Taxes	1,660.78	1,660.78	0.00	1,660.78	0.00
0.00	0.00	0.00	54255	Taxes Income	0.00	2,341.00	2,341.00	2,341.00	2,341.00
0.00	0.00	0.00	54260	Taxes Income Corporate	2,341.00	0.00	(2,341.00)	0.00	(2,341.00)
\$0.00	\$0.00	\$0.00	TOTAL INSURANCE & TAXES		\$11,546.78	(\$6,073.22)	(\$17,620.00)	(\$6,073.22)	(\$17,620.00)
PROFESSIONAL FEES									
70.00	0.00	(70.00)	55046	Architectural Review	1,052.44	0.00	(1,052.44)	0.00	(1,052.44)
0.00	1,500.00	1,500.00	55065	Audit	0.00	1,500.00	1,500.00	1,500.00	1,500.00
0.00	0.00	0.00	55235	Legal Fees	2,638.00	3,461.00	823.00	7,461.00	4,823.00
0.00	30.00	30.00	55420	Legal Fees Doc Prep Filing	76.00	90.00	14.00	240.00	164.00
2,000.00	2,000.00	0.00	55570	Management Services	14,000.00	14,000.00	0.00	24,000.00	10,000.00
1.74	50.00	48.26	55572	Management Services Additional	1.74	175.78	174.04	275.78	274.04
0.00	0.00	0.00	55635	MGMT - Porter	681.98	0.00	(681.98)	0.00	(681.98)
0.00	0.00	0.00	55705	Professional Fees	0.00	1,447.44	1,447.44	2,447.44	2,447.44
\$2,071.74	\$3,580.00	\$1,508.26	TOTAL PROFESSIONAL FEES		\$18,450.16	\$20,674.22	\$2,224.06	\$35,924.22	\$17,474.06
UTILITIES									
410.09	450.00	39.91	59000	Electricity	3,047.62	3,079.15	31.53	5,329.15	2,281.53
332.76	0.00	(332.76)	59610	Cable	2,532.00	147.17	(2,384.83)	147.17	(2,384.83)
0.00	360.00	360.00	59630	Internet	0.00	2,551.81	2,551.81	4,351.81	4,351.81
0.00	130.00	130.00	59635	Internet Gatehouse	0.00	390.00	390.00	1,040.00	1,040.00
460.09	0.00	(460.09)	59660	Telephone	4,068.43	0.00	(4,068.43)	0.00	(4,068.43)
0.00	400.00	400.00	59665	Telephone Entry Gate	0.00	3,903.90	3,903.90	5,903.90	5,903.90
1,077.31	0.00	(1,077.31)	59800	Water Sewer	3,026.11	0.00	(3,026.11)	0.00	(3,026.11)

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0.00	1,200.00	1,200.00	59985	Water Waste	0.00	3,947.65	3,947.65	10,547.65	10,547.65
\$2,280.25	\$2,540.00	\$259.75	TOTAL UTILITIES		\$12,674.16	\$14,019.68	\$1,345.52	\$27,319.68	\$14,645.52
BUILDING & GROUNDS									
0.00	150.00	150.00	60540	Signage	5,078.03	5,400.00	321.97	6,150.00	1,071.97
0.00	50.00	50.00	60855	Common Area Maintenance	0.00	150.00	150.00	400.00	400.00
0.00	15.00	15.00	60860	Common Area Miscellaneous	380.66	45.00	(335.66)	120.00	(260.66)
0.00	550.00	550.00	60935	Entry Gates	0.00	550.00	550.00	1,100.00	1,100.00
0.00	90.00	90.00	61020	Flag Flagpole	315.11	585.11	270.00	1,035.11	720.00
7,246.08	7,246.08	0.00	61940	Landscaping	51,101.44	50,722.56	(378.88)	87,424.54	36,323.10
8,551.76	14,760.08	6,208.32	61980	Landscaping Projects	12,330.77	18,703.63	6,372.86	18,703.63	6,372.86
0.00	225.00	225.00	62025	Lawn Main/Irr/Common	811.87	225.00	(586.87)	450.00	(361.87)
0.00	0.00	0.00	63270	Holiday Decorations Service	0.00	0.00	0.00	4,500.00	4,500.00
0.00	0.00	0.00	63310	Pest Control	142.74	0.00	(142.74)	0.00	(142.74)
0.00	0.00	0.00	63325	Pest Control Contract	0.00	257.74	257.74	487.74	487.74
\$15,797.84	\$23,086.16	\$7,288.32	TOTAL BUILDING & GROUNDS		\$70,160.62	\$76,639.04	\$6,478.42	\$120,371.02	\$50,210.40
MAINTENANCE & REPAIRS									
355.21	665.00	309.79	64115	Repair Maintenance	499.18	808.97	309.79	808.97	309.79
0.00	50.00	50.00	64870	Fence RM	0.00	150.00	150.00	400.00	400.00
0.00	250.00	250.00	64925	Guardhouse RM	135.31	385.31	250.00	885.31	750.00
1,718.95	750.00	(968.95)	64935	Irrigation RM	6,103.73	4,657.53	(1,446.20)	8,407.53	2,303.80
0.00	0.00	0.00	65955	Equipment RM	(250.00)	0.00	250.00	0.00	250.00
12,277.50	220.00	(12,057.50)	65995	Gate RM	16,456.12	21,931.13	5,475.01	26,091.13	9,635.01
0.00	300.00	300.00	66530	Cleaning Janitorial	0.00	375.58	375.58	975.58	975.58
0.00	48.00	48.00	66535	Cleaning Janitorial Service	60.08	513.14	453.06	513.14	453.06
0.00	175.00	175.00	66715	Inspections	0.00	455.00	455.00	875.00	875.00
15,500.00	15,300.00	(200.00)	67115	Streets RM	26,655.00	26,455.00	(200.00)	40,407.00	13,752.00
0.00	150.00	150.00	67245	Lighting RM	291.00	741.00	450.00	1,491.00	1,200.00
37.86	115.00	77.14	67255	Supplies	1,945.72	1,890.37	(55.35)	2,465.37	519.65
0.00	60.00	60.00	67295	Supplies Cleaning	2,284.68	2,464.68	180.00	2,764.68	480.00
\$29,889.52	\$18,083.00	(\$11,806.52)	TOTAL REPAIR & MAINTENANCE		\$54,180.82	\$60,827.71	\$6,646.89	\$86,084.71	\$31,903.89

SECURITY & MONITORING

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(164.12)	250.00	414.12	68025	Access Cards Keys	(1,747.75)	(1,044.19)	703.56	205.81	1,953.56
12,903.40	13,500.00	596.60	69000	Security	80,121.71	87,333.10	7,211.39	154,833.10	74,711.39
1,409.10	1,410.00	0.90	69035	Security Monitoring Service	40,642.91	40,533.61	(109.30)	47,583.61	6,940.70
0.00	0.00	0.00	69730	Security Services Supplies	63.19	0.00	(63.19)	0.00	(63.19)
\$14,148.38	\$15,160.00	\$1,011.62	TOTAL SECURITY & MONITORING		\$119,080.06	\$126,822.52	\$7,742.46	\$202,622.52	\$83,542.46
CLUB GENERAL									
0.00	0.00	0.00	70910	Cleaning	480.64	0.00	(480.64)	0.00	(480.64)
\$0.00	\$0.00	\$0.00	TOTAL CLUB GENERAL		\$480.64	\$0.00	(\$480.64)	\$0.00	(\$480.64)
\$0.00	\$0.00	\$0.00	TOTAL CLUB OPERATIONS		\$480.64	\$0.00	(\$480.64)	\$0.00	(\$480.64)
TRANSFERS									
19,061.76	6,353.92	(12,707.84)	77000	Reserve Transfers	44,477.44	44,477.44	0.00	76,247.00	31,769.56
\$19,061.76	\$6,353.92	(\$12,707.84)	TOTAL TRANSFERS		\$44,477.44	\$44,477.44	\$0.00	\$76,247.00	\$31,769.56
\$86,242.43	\$69,588.08	(\$16,654.35)	TOTAL OPERATING EXPENSES		\$343,373.38	\$349,371.61	\$5,998.23	\$561,101.15	\$217,727.77
\$222,952.49	\$220,451.92	\$2,500.57	NET OPERATING INCOME/(LOSS)		\$210,989.25	\$186,824.79	\$24,164.46	\$65.25	\$210,924.00
SPECIAL ASSESSMENT FUND									
\$0.00	\$0.00	\$0.00	NET SPECIAL ASMT INCOME/(LOSS)		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
RESERVE FUND									
\$0.00	\$0.00	\$0.00	TOTAL RESERVE REVENUE		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
\$0.00	\$0.00	\$0.00	TOTAL RESERVE EXPENSES		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

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\$0.00	\$0.00	\$0.00	NET RESERVE INCOME/(LOSS)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00