

# Bern Creek Improvement Association

July 2020



**Prepared by:**  
**Pinnacle Community Association Management**  
**PO Box 21058**  
**Sarasota, FL 34276**  
**The following statement has not been audited or reviewed.**

# Bern Creek Improvement Association

## FUND BALANCE SHEET

As of: 07/31/2020

### Assets

Account	Operating	Reserves	Total
<b>Assets</b>			
01010 Sabal Palm Checking	\$59,292.00	\$0.00	\$59,292.00
01011 Sabal Palm Reserve	\$0.00	\$55,947.03	\$55,947.03
01012 CD Cadence .6% 4/5/21	\$0.00	\$92,102.54	\$92,102.54
01140 Accounts Receivable-owners	\$3,049.50	\$0.00	\$3,049.50
01250 Prepaid Insurance	\$431.62	\$0.00	\$431.62
<b>Assets Total</b>	<b>\$62,773.12</b>	<b>\$148,049.57</b>	<b>\$210,822.69</b>
<b>Total Assets:</b>	<b>\$62,773.12</b>	<b>\$148,049.57</b>	<b>\$210,822.69</b>

### Liability

Account	Operating	Reserves	Total
<b>Liabilities</b>			
02030 Prepaid Assessments	\$8.00	\$0.00	\$8.00
02031 Deferred Revenue	\$35,623.75	\$0.00	\$35,623.75
<b>Liabilities Total</b>	<b>\$35,631.75</b>	<b>\$0.00</b>	<b>\$35,631.75</b>
<b>Total Liabilities:</b>	<b>\$35,631.75</b>	<b>\$0.00</b>	<b>\$35,631.75</b>

### Equity

Account	Operating	Reserves	Total
<b>Reserves</b>			
03607 Reserve Interest	\$0.00	\$3,120.45	\$3,120.45
03700 Roads - Reserves	\$0.00	\$126,979.16	\$126,979.16
03800 Fencing - Reserve	\$0.00	\$17,949.96	\$17,949.96
<b>Reserves Total</b>	<b>\$0.00</b>	<b>\$148,049.57</b>	<b>\$148,049.57</b>
<b>Members Equity</b>			
04990 Operating Fund	\$24,744.54	\$0.00	\$24,744.54
<b>Members Equity Total</b>	<b>\$24,744.54</b>	<b>\$0.00</b>	<b>\$24,744.54</b>
<b>Total Net Income (Loss)</b>	<b>\$2,396.83</b>	<b>\$0.00</b>	<b>\$2,396.83</b>
<b>Total Equity:</b>	<b>\$27,141.37</b>	<b>\$148,049.57</b>	<b>\$175,190.94</b>
<b>Total Liabilities &amp; Equity</b>	<b>\$62,773.12</b>	<b>\$148,049.57</b>	<b>\$210,822.69</b>

# Bern Creek Improvement Association

## INCOME STATEMENT

Start: 07/01/2020 | End: 07/31/2020

### Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>Income</b>							
05010 Maintenance	3,494.33	3,494.33	0.00	24,460.31	24,460.31	0.00	41,932.00
05045 Late Fees	0.00	0.00	0.00	266.50	0.00	266.50	0.00
05051 Interest-Other	40.50	0.00	40.50	432.00	0.00	432.00	0.00
<b>Income Total</b>	<b>3,534.83</b>	<b>3,494.33</b>	<b>40.50</b>	<b>25,158.81</b>	<b>24,460.31</b>	<b>698.50</b>	<b>41,932.00</b>

<b>Total Income</b>	<b>3,534.83</b>	<b>3,494.33</b>	<b>40.50</b>	<b>25,158.81</b>	<b>24,460.31</b>	<b>698.50</b>	<b>41,932.00</b>
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### Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>Expenses</b>							
07150 Insurance - Property	57.93	58.33	0.40	396.26	408.31	12.05	700.00
07240 Right of Way, Mowing	1,750.00	1,916.67	166.67	12,250.00	13,416.69	1,166.69	23,000.00
07245 Fencing, Signs & Grounds	1,311.94	41.67	(1,270.27)	1,341.38	291.69	(1,049.69)	500.00
07270 Tree Trimming	0.00	83.33	83.33	0.00	583.31	583.31	1,000.00
07460 Legal Expense - General	4,000.00	500.00	(3,500.00)	4,719.00	3,500.00	(1,219.00)	6,000.00
07480 Management	689.00	700.00	11.00	3,156.00	4,900.00	1,744.00	8,400.00
07490 Postage, Printing, Etc.	9.75	125.00	115.25	272.34	875.00	602.66	1,500.00
07510 Annual Report	0.00	7.25	7.25	0.00	50.75	50.75	87.00
07520 Income Tax / Tax Prep Fee	552.00	16.25	(535.75)	552.00	113.75	(438.25)	195.00
07540 Meeting Expense	0.00	25.00	25.00	75.00	175.00	100.00	300.00
07570 Misc. Administrative	0.00	20.83	20.83	0.00	145.81	145.81	250.00
<b>Expenses Total</b>	<b>8,370.62</b>	<b>3,494.33</b>	<b>(4,876.29)</b>	<b>22,761.98</b>	<b>24,460.31</b>	<b>1,698.33</b>	<b>41,932.00</b>

<b>Total Expense</b>	<b>8,370.62</b>	<b>3,494.33</b>	<b>(4,876.29)</b>	<b>22,761.98</b>	<b>24,460.31</b>	<b>1,698.33</b>	<b>41,932.00</b>
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<b>Net Income</b>	<b>(4,835.79)</b>	<b>0.00</b>	<b>(4,835.79)</b>	<b>2,396.83</b>	<b>0.00</b>	<b>2,396.83</b>	<b>0.00</b>
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# Bern Creek Improvement Association

## RESERVE STATEMENT

Start: 07/01/2020 | End: 07/31/2020

<b>Account</b>	<b>Beginning Balance</b>	<b>Allocations</b>	<b>Disbursements</b>	<b>Closing Balance</b>
03607 Reserve Interest	\$3,109.28	\$11.17	\$0.00	\$3,120.45
03700 Roads - Reserves	\$123,698.74	\$3,280.42	\$0.00	\$126,979.16
03800 Fencing - Reserve	\$17,599.96	\$350.00	\$0.00	\$17,949.96
	<b>\$144,407.98</b>	<b>\$3,641.59</b>	<b>\$0.00</b>	<b>\$148,049.57</b>

# Bern Creek Improvement Association

## AGED OWNER BALANCE

As of: 07/31/2020

Lot	Name/Address	Collection Status	Code	Current	Over 30	Over 60	Over 90	Total
11 W	[REDACTED]	Friendly Letter	A1 - Assessment	\$0.00	\$0.00	\$0.00	\$967.00	\$967.00
			04 - Interest Fee	\$13.50	\$13.50	\$13.50	\$13.50	\$54.00
			<b>Total:</b>	<b>\$13.50</b>	<b>\$13.50</b>	<b>\$13.50</b>	<b>\$980.50</b>	<b>\$1,021.00</b>
16	J [REDACTED] Road	Friendly Letter	A1 - Assessment	\$0.00	\$0.00	\$0.00	\$967.00	\$967.00
			04 - Interest Fee	\$13.50	\$13.50	\$13.50	\$13.50	\$54.00
			<b>Total:</b>	<b>\$13.50</b>	<b>\$13.50</b>	<b>\$13.50</b>	<b>\$980.50</b>	<b>\$1,021.00</b>
53	[REDACTED]		A1 - Assessment	\$967.00	\$0.00	\$0.00	\$0.00	\$967.00
			04 - Interest Fee	\$40.50	\$0.00	\$0.00	\$0.00	\$40.50
			<b>Total:</b>	<b>\$1,007.50</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$1,007.50</b>
<b>Total</b>				<b>\$1,034.50</b>	<b>\$27.00</b>	<b>\$27.00</b>	<b>\$1,961.00</b>	<b>\$3,049.50</b>

**Report Summary**

<b>Code</b>	<b>Account#</b>	<b>Current</b>	<b>Over 30</b>	<b>Over 60</b>	<b>Over 90</b>	<b>Total</b>
A1 - Assessment	01140	\$967.00	\$0.00	\$0.00	\$1,934.00	\$2,901.00
04 - Interest Fee	01140	\$67.50	\$27.00	\$27.00	\$27.00	\$148.50
<b>Grand Total:</b>		<b>\$1,034.50</b>	<b>\$27.00</b>	<b>\$27.00</b>	<b>\$1,961.00</b>	<b>\$3,049.50</b>

<b>Account#</b>	<b>Account Description</b>	<b>Delinquency Amount</b>
01140	Accounts Receivable-owners	\$3,049.50
Total:		\$3,049.50

# Bern Creek Improvement Association

## PREPAID OWNERS

As of: 07/31/2020

<b>Owner</b>	<b>Address</b>	<b>Lot #</b>		<b>Prepaid Balance</b>
Alexander Smith	1100 Pine Prairie Road	62	PP - General	\$8.00
			<b>Total</b>	<b>\$8.00</b>
			PP - General	\$8.00
			<b>Total</b>	<b>\$8.00</b>

## Check Register - Detailed

**Bern Creek Improvement Association**  
 Sabal Palm Bank Sabal Palm Checking  
 Start: 07/01/2020 | End: 07/31/2020

Run Date: 08/04/2020  
 Run Time: 08:01 AM

Check Date	Check	Vendor	Name	Reference	Check Amount
07/06/2020	310	PINCOM	Pinnacle Community Association Management	July 2020 Management Svcs	\$1,102.69
	Invoice: 2056	Date: 07/03/20	Amt: \$689.00	Acct: 07480 Management	Ref: July 2020 Management Svcs
	Invoice: 2056	Date: 07/03/20	Amt: \$9.75	Acct: 07490 Postage, Printing, Etc.	Ref: July 2020 Management Svcs
	Invoice: 2056	Date: 07/03/20	Amt: \$403.94	Acct: 07245 Fencing. Signs & Grounds	Ref: July 2020 Management Svcs
07/14/2020	311	PINCOM	Pinnacle Community Association Management	2019 1120H	\$300.00
	Invoice: 2137	Date: 07/14/20	Amt: \$300.00	Acct: 07520 Income Tax / Tax Prep Fee	Ref: 2019 1120H
07/15/2020	312	IRS	DEPT OF TREASURY	balance due tax 2019	\$126.00
	Invoice: 592568560 07142020	Date: 07/15/20	Amt: \$126.00	Acct: 07520 Income Tax / Tax Prep Fee	Ref: balance due tax 2019
07/20/2020	313	REIMIKHUT	Mike Hutchinson	reimbursement for IRS check	\$126.00
	Invoice: 07172020	Date: 07/17/20	Amt: \$126.00	Acct: 07520 Income Tax / Tax Prep Fee	Ref: reimbursement for IRS check
07/20/2020	314	RBHRENTALS	RBH Rentals & Repair LLC	install post on 2 sides of the road secured by concrete	\$908.00
	Invoice: 286	Date: 07/17/20	Amt: \$908.00	Acct: 07245 Fencing. Signs & Grounds	Ref: install post on 2 sides of the road secured by concrete
07/20/2020	315	LASROBLIN	Law Office of Robert K Lincoln, PA	update docs	\$4,000.00
	Invoice: 07172020	Date: 07/17/20	Amt: \$4,000.00	Acct: 07460 Legal Expense - General	Ref: update docs
07/24/2020	316	WILBRO	Wilhelm Brothers	july lawn maintenance service	\$1,750.00
	Invoice: 9237	Date: 07/23/20	Amt: \$1,750.00	Acct: 07240 Right of Way, Mowing	Ref: july lawn maintenance service
<b>Total:</b>					<b>\$8,312.69</b>



## Bank Reconciliation

Bern Creek Improvement Association

Run Date: 08/04/2020

Run Time: 08:01 AM

<b>Bank: Sabal - Sabal Palm Bank</b>		<b>Account Balance</b>	\$59,292.00
<b>GL Account: 01010 - Sabal Palm Checking</b>		<b>+ Uncleared Payments</b>	\$10,981.71
<b>GL Account Balance</b>	\$59,292.00	<b>- Uncleared Deposits</b>	\$0.00
<b>Statement Date</b>	7/31/2020	<b>Reconciling Balance</b>	\$70,273.71
<b>Bank Statement Balance</b>	\$70,273.71	<b>- Statement Balance</b>	\$70,273.71
		<b>Difference</b>	\$0.00

Check #	Date	Source / Batch	Reference	Uncleared Deposits	Uncleared Checks
316	7/24/2020	AP 134438	WILBRO - Wilhelm Brothers	\$0.00	\$1,750.00
315	7/20/2020	AP 133077	LASROBLIN - Law Office of Robert K Lincoln, PA	\$0.00	\$4,000.00
314	7/20/2020	AP 133077	RBHRENTALS - RBH Rentals & Repair LLC	\$0.00	\$908.00
313	7/20/2020	AP 133077	REIMIKHUT - Mike Hutchinson	\$0.00	\$126.00
312	7/15/2020	AP 132596	IRS - DEPT OF TREASURY	\$0.00	\$126.00
311	7/14/2020	AP 132475	PINCOM - Pinnacle Community Association Management	\$0.00	\$300.00
310	7/6/2020	AP 130936	PINCOM - Pinnacle Community Association Management	\$0.00	\$1,102.69
309	6/25/2020	AP 128926	HILLAW - HILL LAW FIRM, P.A.	\$0.00	\$220.00
308	6/25/2020	AP 128926	WILBRO - Wilhelm Brothers	\$0.00	\$1,750.00
307	6/5/2020	AP 125169	PINCOM - Pinnacle Community Association Management	\$0.00	\$699.02



5101 Fruitville Road, Suite 100  
 Sarasota, FL 34232  
 941-361-1122

**PERIODIC STATEMENT**

BERN CREEK IMPROVEMENT ASSOCIATION INC Date: Jul 31, 2020  
 RESERVE ACCOUNT Period: Jul 01, 2020 to Jul 31, 2020  
 C/O PINNACLE COMMUNITY ASSOCIATION (31 days)  
 PO BOX 21058  
 SARASOTA, FL 34276-4058

Have a Banking need?  
 Call - We are here and answering.  
 941-361-1122 or 941-484-9191

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Your Account(s) at a Glance

Deposit Account(s)	Account #	Interest Earned YTD	Balance as of 07/31
Association Money Ma	CK [REDACTED]	67.41	55,947.03

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**ACCOUNT #: CK - [REDACTED] Association Money Market**

Bern Creek Improvement Association Inc  
 Reserve Account

Enclosures: 0

Beginning Balance	52,305.44
as of 07/01/20	
Deposits & Other Credits	3,641.59
Charges & Fees	0.00
Checks & Other Debits	0.00
Average Balance	52,773.88
<b>Ending Balance</b>	
<b>as of 07/31/20</b>	<b>55,947.03</b>



5101 Fruitville Road, Suite 100  
 Sarasota, FL 34232  
 941-361-1122

Account #: CK [REDACTED]

**PERIODIC STATEMENT**  
 BERN CREEK IMPROVEMENT  
 ASSOCIATION INC

Jul 31, 2020

Charges and Fees Related to Overdrafts and Returned Items

	Total For This Period	Total Year-to-Date
Total Overdraft Fees:	0.00	0.00
Total Returned Items Fees:	0.00	0.00

**Transaction Information**

Date	Check#	Description	Credit Amount	Debit Amount
07/28		Recurring - Feb thru Dec reserve transfe	3,630.42	
07/31		Interest Credit	11.17	

**Daily Balance Information**

Date	Balance	Date	Balance	Date	Balance
07/28	55,935.86	07/31	55,947.03		



5101 Fruitville Road, Suite 100  
 Sarasota, FL 34232  
 941-361-1122

**PERIODIC STATEMENT**

BERN CREEK IMPROVEMENT ASSOCIATION INC Date: Jul 31, 2020  
 OPERATING ACCOUNT Period: Jul 01, 2020 to Jul 31, 2020  
 C/O PINNACLE COMMUNITY ASSOCIATION (31 days)  
 PO BOX 21058  
 SARASOTA, FL 34276-4058

Have a Banking need?  
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 941-361-1122 or 941-484-9191

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Your Account(s) at a Glance

Deposit Account(s)	Account #	Interest Earned YTD	Balance as of 07/31
Association Business	CK [REDACTED]	0.00	70,273.71

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**ACCOUNT #: CK - [REDACTED] Association Business Checking**

Bern Creek Improvement Association Inc  
 Operating Account

Enclosures: 0

Beginning Balance	73,904.13
as of 07/01/20	
Deposits & Other Credits	0.00
Charges & Fees	0.00
Checks & Other Debits	3,630.42
Average Balance	73,435.69
<b>Ending Balance</b>	
<b>as of 07/31/20</b>	<b>70,273.71</b>



5101 Fruitville Road, Suite 100  
 Sarasota, FL 34232  
 941-361-1122

Account #: CK [REDACTED]

**PERIODIC STATEMENT**  
 BERN CREEK IMPROVEMENT  
 ASSOCIATION INC

Jul 31, 2020

Charges and Fees Related to Overdrafts and Returned Items

	Total For This Period	Total Year-to-Date
Total Overdraft Fees:	0.00	0.00
Total Returned Items Fees:	0.00	0.00

**Transaction Information**

Date	Check#	Description	Credit Amount	Debit Amount
07/28		Recurring - Feb thru Dec reserve transfe		3,630.42

**Daily Balance Information**

Date	Balance	Date	Balance	Date	Balance
07/28	70,273.71	07/31	70,273.71		