

Bella Vista Village POA
CONSOLIDATED BALANCE SHEET
As of April 30, 2017

ASSETS	2017	2016	Change
Current Assets			
Cash and Short Term Investments	3,892,488	5,491,865	(1,599,377)
Debt Service Sinking Fund	732,815	563,230	169,585
Accounts Receivable	893,270	1,043,986	(150,716)
Inventories	729,629	723,245	6,384
Prepaid Expenses	144,419	183,057	(38,638)
Total Current Assets	6,392,621	8,005,383	(1,612,762)
Delinquent Assessments Receivable (Net of Allowance)	(64,293)	0	(64,293)
Property, Plant & Equipment	96,350,580	94,271,164	2,079,416
Capital Projects - WIP	1,498,536	2,121,571	(623,035)
Less Accumulated Depreciation	(49,268,468)	(48,499,009)	(769,459)
Net Property, Plant & Equipment	48,580,648	47,893,726	686,922
Other Assets			
Long Term Investments	13,489,496	13,083,278	406,218
Total Other Assets	13,489,496	13,083,278	406,218
TOTAL ASSETS	68,398,472	68,982,387	(583,915)
LIABILITIES			
Current Liabilities			
Payables and Accruals	901,380	787,907	113,473
Accrued Payroll	732,245	1,548,953	(816,708)
Prepaid Assessments	1,554,055	1,454,308	99,747
Accrued Taxes	663,671	734,478	(70,807)
Member Functions	355,212	364,108	(8,896)
Advance Deposits - Food and Beverage Events	8,480	0	8,480
Water Capital Buy In Fee - Unearned	0	0	0
Short Term / Water Bond 2009	516,194	491,716	24,478
Total Current Liabilities	4,731,237	5,381,470	(650,233)
Long Term Portion - Water Bond 2009	5,556,608	6,154,251	(597,643)
Total Long-Term Liabilities	5,556,608	6,154,251	(597,643)
Members' Equity			
Contributed Capital	32,628,285	32,628,285	0
Cumulative Excess of Revenue over Expenses	23,879,585	23,961,784	(82,199)
Designated for Debt Service	0	0	0
Beginning Equity	56,507,870	56,590,069	(82,199)
Year-To-Date Contributions	0	0	0
Year-To-Date Gain/Loss	1,602,757	856,597	746,160
Year-To-Date Designated for Debt Service	0	0	0
Members' Equity at Month End	58,110,627	57,446,666	663,961
TOTAL LIABILITIES & MEMBERS' EQUITY	68,398,472	68,982,387	(583,915)


Treasurer

Bella Vista Village POA
WATER UTILITY - BALANCE SHEET
As of April 30, 2017

ASSETS	2017	2016	Change
Current Assets			
Cash and Short Term Investments	1,447,342	1,999,477	(552,134)
Accounts Receivable	591,860	601,798	(9,938)
Debt Service - Reserved	732,815	563,230	169,585
Total Current Assets	2,772,017	3,164,505	(392,487)
Property, Plant & Equipment	37,743,394	37,472,060	271,334
Capital Projects - WIP	337,470	217,946	119,524
Less Accumulated Depreciation	(22,404,595)	(21,411,781)	(992,814)
Net Property, Plant & Equipment	15,676,269	16,278,225	(601,956)
Other Assets			
Long Term Investments	5,260,903	4,579,147	681,756
Total Other Assets	5,260,903	4,579,147	681,756
TOTAL ASSETS	23,709,190	24,021,877	(312,687)
LIABILITIES			
Current Liabilities			
Payables and Accruals	581,996	451,512	130,484
Accrued Payroll	81,934	162,297	(80,363)
Water Capital Buy In Fee - Unearned	0	0	0
Member Functions - Water Deposits	289,363	297,720	(8,357)
Short Term/ Water Bond	516,194	491,716	24,478
Total Current Liabilities	1,469,486	1,403,245	66,241
Long Term Water Bond Issue	5,556,608	6,154,251	(597,643)
Total Long-Term Liabilities	5,556,608	6,154,251	(597,643)
Members' Equity			
Contributed Capital	0	0	0
Cumulative Excess of Revenue over Expenses	21,333,540	21,066,894	266,646
Est. Allocations to Water 1992 thru 2003	(4,710,492)	(4,710,492)	0
Designated for Debt Service	0	0	0
Beginning Equity	16,623,048	16,356,402	266,646
Year-To-Date Contributions	0	0	0
Year-To-Date Gain/Loss	60,048	107,979	(47,931)
Year-To-Date Designated for Debt Service	0	0	0
Members' Equity at Month End	16,683,096	16,464,381	218,715
TOTAL LIABILITIES & MEMBERS' EQUITY	23,709,190	24,021,877	(312,687)

Bella Vista Village POA
POA BALANCE SHEET
As of April 30, 2017

ASSETS	2017	2016	Change
Current Assets			
Cash and Short Term Investments	2,445,146	3,492,388	(1,047,243)
Debt Service Sinking Fund	0	0	0
Accounts Receivable	301,410	442,188	(140,778)
Inventories	729,629	723,245	6,384
Prepaid Expenses	144,419	183,057	(38,638)
Total Current Assets	3,620,604	4,840,878	(1,220,275)
Delinquent Assessments Receivable (Net of Allowance)	(64,293)	0	(64,293)
Property, Plant & Equipment	58,607,186	56,799,104	1,808,082
Capital Projects - WIP	1,161,066	1,903,625	(742,559)
Less Accumulated Depreciation	(26,863,873)	(27,087,228)	223,355
Net Property, Plant & Equipment	32,904,379	31,615,501	1,288,878
Other Assets			
Long Term Investments	8,228,593	8,504,131	(275,538)
Bond Issuance Costs (Net of amortz)	0	0	0
Other Assets Total	8,228,593	8,504,131	(275,538)
TOTAL ASSETS	44,689,282	44,960,510	(271,228)
LIABILITIES			
Current Liabilities			
Payables and Accruals	319,384	336,395	(17,011)
Accrued Payroll	650,311	1,386,656	(736,345)
Prepaid Assessments	1,554,055	1,454,308	99,747
Accrued Taxes	663,671	734,478	(70,807)
Member Functions	65,849	66,388	(539)
Advance Deposits - Food and Beverage Events	8,480	0	8,480
Water Capital Buy In Fee - Unearned	0	0	0
Short Term / Water Bond 2014	0	0	0
Total Current Liabilities	3,261,751	3,978,225	(716,474)
Long Term Portion - Water Bond 2014	0	0	0
Total Long-Term Liabilities	0	0	0
Members' Equity			
Contributed Capital	32,628,285	32,628,285	0
Cumulative Excess of Revenue over Expenses	7,256,537	7,605,382	(348,845)
Designated for Debt Service	0	0	0
Beginning Equity	39,884,822	40,233,667	(348,845)
Year-To-Date Contributions	0	0	0
Year-To-Date Gain/Loss	1,542,709	748,618	794,091
Year-To-Date Designated for Debt Service	0	0	0
Members' Equity at Month End	41,427,531	40,982,285	445,246
TOTAL LIABILITIES & MEMBERS' EQUITY	44,689,282	44,960,510	0 (271,228)

Bella Vista Village POA Consolidated Income Statement
April 2017 Year To Date Compared with Budget and Prior Year

	YTD			Variance	
	Actual	Budget	Prior YR	Budget	Prior YR
Income					
Assessments	2,606,472	2,641,360	2,591,990	(34,888)	14,482
City of Bella Vista	3,049	3,000	37,730	49	(34,681)
Food and Beverage	32,360	21,574	4,179	10,806	28,201
Golf	1,853,063	1,866,724	1,850,912	(13,661)	2,151
Pro Shop	109,764	128,618	112,052	(18,854)	(2,288)
Other Recreation	6,928	21,337	21,783	(14,409)	(14,855)
RV	145,593	126,150	125,462	19,443	20,131
Facility Use Fees	337,380	271,977	344,795	65,403	(7,415)
Boat	283,935	301,344	287,036	(17,409)	(3,101)
Investment Income	364,013	104,000	371,173	260,013	(7,160)
Water	2,146,640	2,122,885	2,112,776	23,755	33,864
Restricted Revenue	397	24	31	373	366
Stump Dump	30,387	13,780	9,525	16,607	20,862
Lot Sales	83,019	39,000	9,721	44,019	73,298
Transfer Fees	141,646	134,030	104,586	7,616	37,060
Past Due Collections	311,510	74,000	14,290	237,510	297,220
Advertising Income	40,262	35,865	31,904	4,397	8,358
Rebates	92,996	85,000	0	7,996	92,996
POA Lot Inventory Valuation	29,738	22,443	0	7,295	29,738
Water Capital Buy In Fees	122,500	50,000	0	72,500	122,500
Water Late Fees	50,786	57,000	0	(6,214)	50,786
Street Cuts Repair Income	8,418	0	0	8,418	8,418
Gain / Loss Disposal Surplus Assets	150	0	291	150	(141)
Water Rent Income (1)	0	1	0	(1)	0
Commissions	159	0	0	159	159
Cell Tower Rents	31,406	60,875	0	(29,469)	31,406
Legal Fee Income	4,401	0	0	4,401	4,401
Rents Leased Facilities	2,000	2,400	0	(400)	2,000
Donations Received	179,884	0	0	179,884	179,884
NSF Checks	1,775	0	0	1,775	1,775
Other Income	35,298	37,386	245,331	(2,088)	(210,033)
Total Income	9,055,949	8,220,773	8,275,567	835,176	780,382
Food and Beverage	9,781	7,989	3,107	(1,792)	(6,674)
Water	680,838	706,145	706,138	25,307	25,300
Pro Shop	101,225	92,802	95,743	(8,423)	(5,482)
Recreation	7,042	900	6,776	(6,142)	(266)
Total Cost of Goods	798,886	807,836	811,764	8,950	12,878
Gross Profit	8,257,063	7,412,937	7,463,803	844,126	793,260
Expenses					
Salary and Wages	2,635,779	2,861,711	2,470,629	225,932	(165,150)
Employee Benefits	572,989	798,058	779,309	225,069	206,320
Memberships, Training and Travel	42,637	60,942	48,742	18,305	6,105
Supplies	346,739	344,972	296,829	(1,767)	(49,910)
Fuel and Oil	67,653	76,347	56,023	8,694	(11,630)
Equipment & Tools	145,078	255,105	132,847	110,027	(12,231)
Lease, Rents and Licenses (1)	299,989	287,134	278,199	(12,855)	(21,790)
Maintenance and Repairs	291,180	541,131	412,877	249,951	121,697
Maintenance and Service Agreements	180,659	198,157	124,181	17,498	(56,478)
Outside Contracts	156,926	161,614	176,505	4,688	19,579
Professional Services	84,543	78,175	103,829	(6,368)	19,286
Insurance	141,089	179,720	175,153	38,631	34,064
Utilities	298,837	307,188	270,588	8,351	(28,249)
Taxes and Permits	181,217	173,454	170,795	(7,763)	(10,422)
Postage	50,430	55,919	58,083	5,489	7,653
Credit Card Fees & Interest Expense	143,938	126,135	127,240	(17,803)	(16,698)
Membership Elections	29,414	33,000	31,094	3,586	1,680
Advertising	47,194	47,285	44,385	91	(2,809)
Bad Debts	13,245	10,500	(55,907)	(2,745)	(69,152)
Uniforms	16,763	23,430	12,991	6,667	(3,772)
Investment Fund Fees	28,060	24,160	22,818	(3,900)	(5,242)
Donations	5,000	15,000	5,063	10,000	63
Other Expense	14,650	29,279	43,022	14,629	28,372
Total Operating Expenses	5,784,009	6,688,416	5,785,295	894,407	(8,714)
EBITDA	2,463,054	724,521	1,678,508	1,738,533	784,546
Allocations - MAC	0	0	0	0	0
Allocations - F & A	0	0	0	0	0
Total Allocations	0	0	0	0	0
Pre Depreciation Gross	2,463,054	724,521	1,678,508	1,738,533	784,546
Depreciation	860,297	865,581	821,914	5,284	(38,383)
Net Income / Cost of Operations	1,602,757	(141,060)	856,594	1,743,817	746,169
Simple Cash Flow					
Add: Depreciation	860,297	865,581	821,914	(5,284)	38,383
Subtract Capital Projects	(1,858,181)	(2,061,047)	(1,222,586)	202,866	(635,595)
Add: Reserves Carry Over & Current Capital	1,331,150	1,422,130	878,555	(90,980)	452,595
Add: Reserves for Other Projects	21,685	0	125,855	21,685	(104,170)
Subtract: Debt Service	(271,008)	(160,000)	(156,668)	(111,008)	(114,340)
Simple Cash Flow	1,686,700	(74,396)	1,303,664	1,761,096	383,036

Note (1): Intercompany income and expense of \$21,891 eliminated from 2017 consolidated report

Bella Vista Village POA Income Statement
April 2017 Year To Date Compared with Budget and Prior Year

	YTD			Variance	
	Actual	Budget	Prior YR	Budget	Prior YR
Income					
Assessments	2,606,072	2,640,960	2,591,590	(34,888)	14,482
City of Bella Vista	3,049	3,000	23,393	49	(20,344)
Food and Beverage	32,380	21,574	4,179	10,806	28,201
Golf	1,853,063	1,866,724	1,850,912	(13,661)	2,151
Pro Shop	109,764	128,618	112,052	(18,854)	(2,288)
Other Recreation	6,928	21,337	21,783	(14,409)	(14,855)
RV	145,593	126,150	125,462	19,443	20,131
Facility Use Fees	337,380	271,977	344,795	65,403	(7,415)
Boat	283,935	301,344	287,036	(17,409)	(3,101)
Investment Income	265,461	72,000	249,211	193,461	16,250
Stump Dump	30,387	13,780	9,525	16,607	20,862
Lot Sales	83,019	39,000	9,721	44,019	73,298
Transfer Fees	141,646	134,030	104,586	7,616	37,060
Past Due Collections	311,510	74,000	14,290	237,510	297,220
Advertising Income	40,262	35,865	31,904	4,397	8,358
Rebates	92,996	85,000	0	7,996	92,996
POA Lot Inventory Valuation	29,738	22,443	0	7,295	29,738
Street Cuts Repair Income	8,418	0	0	8,418	8,418
Gain / Loss Disposal Surplus Assets	(4,913)	0	291	(4,913)	(5,204)
Water Rents	21,891	21,892	0	(1)	21,891
Commissions	159	0	0	159	159
Cell Tower Rents	31,406	60,875	0	(29,469)	31,406
Legal Fee Income	4,401	0	0	4,401	4,401
Rents Leased Facilities	2,000	2,400	0	(400)	2,000
Donations Received	179,884	0	0	179,884	179,884
NSF Checks	1,325	0	0	1,325	1,325
Other Income	33,810	35,246	117,553	(1,436)	(83,743)
Total Income	6,651,564	5,978,215	5,698,283	673,349	753,281
Food and Beverage	9,781	7,989	3,107	(1,792)	(6,674)
Pro Shop	101,225	92,802	95,743	(8,423)	(5,482)
Recreation	7,042	900	6,776	(6,142)	(266)
Total Cost of Goods	118,048	101,691	105,626	(16,357)	(12,422)
Gross Profit	6,533,516	5,876,524	5,792,657	656,992	740,859
Expenses					
Salary and Wages	2,327,825	2,513,737	2,158,646	185,912	(169,179)
Employee Benefits	489,983	683,209	671,788	193,226	181,805
Memberships, Training and Travel	38,104	54,637	38,264	16,533	160
Supplies	278,547	299,547	236,110	21,000	(42,437)
Fuel and Oil	51,562	61,982	43,700	10,420	(7,862)
Equipment & Tools	130,909	244,390	121,236	113,481	(9,673)
Lease, Rents and Licenses	298,552	285,653	276,672	(12,899)	(21,880)
Maintenance and Repairs	240,292	474,481	336,801	234,189	96,509
Maintenance and Service Agreements	149,005	166,077	120,022	17,072	(28,983)
Outside Contracts	118,307	123,264	142,397	4,957	24,090
Professional Services	72,543	66,175	90,635	(6,368)	18,092
Insurance	106,316	143,388	136,946	37,072	30,630
Utilities	266,810	273,108	238,002	6,298	(28,808)
Taxes and Permits	119,473	111,343	111,616	(8,130)	(7,857)
Postage	35,111	41,119	43,676	6,008	8,565
Credit Card Fees & Interest Expense	63,293	49,655	45,646	(13,638)	(17,647)
Membership Elections	29,414	33,000	31,094	3,586	1,680
Advertising	47,194	47,285	44,385	91	(2,809)
Bad Debts	15,300	10,000	(53,424)	(5,300)	(68,724)
Uniforms	14,204	19,930	12,991	5,726	(1,213)
Investment Fund Fees	20,309	16,000	16,280	(4,309)	(4,029)
Donations	0	0	5,063	0	5,063
Other Expense	12,817	28,978	42,979	16,161	30,162
Total Operating Expenses	4,925,870	5,746,958	4,911,525	821,088	(14,345)
EBITDA	1,607,646	129,566	881,132	1,478,080	726,514
Allocations - MAC	(133,824)	(133,824)	(57,380)	0	76,444
Allocations - F & A	(342,659)	(342,659)	(318,511)	0	24,148
Total Allocations	(476,483)	(476,483)	(375,891)	0	100,592
Pre Depreciation Gross	2,084,129	606,049	1,257,023	1,478,080	827,106
Depreciation	541,420	541,545	508,409	125	(33,011)
Net Income / Cost of Operations	1,542,709	64,504	748,614	1,478,205	794,095
Simple Cash Flow					
Add: Depreciation	541,420	541,545	508,409	(125)	33,011
Subtract Capital Projects	(1,537,701)	(1,738,037)	(1,131,398)	200,336	(406,303)
Add: Reserves Carry Over & Current Capital	1,015,305	1,109,120	853,794	(93,815)	161,511
Add: Reserves for Other Projects	21,685	0	125,855	21,685	(104,170)
Simple Cash Flow	1,583,418	(22,868)	1,105,274	1,606,286	478,144

Bella Vista Village Water Utility Income Statement
April 2017 Year To Date Compared with Budget and Prior Year

	YTD			Variance	
	Actual	Budget	Prior YR	Budget	Prior YR
Income					
Assessments	400	400	400	0	0
City of Bella Vista	0	0	14,337	0	(14,337)
Investment Income	98,552	32,000	121,962	66,552	(23,410)
Water	2,146,640	2,122,885	2,112,776	23,755	33,864
Restricted Revenue	397	24	31	373	366
Water Capital Buy In Fees	122,500	50,000	0	72,500	122,500
Water Late Fees	50,786	57,000	0	(6,214)	50,786
Gain / Loss Disposal Surplus Assets	5,063	0	0	5,063	5,063
NSF Checks	450	0	0	450	450
Other Income	1,488	2,140	127,778	(652)	(126,290)
Total Income	2,426,276	2,264,449	2,377,284	161,827	48,992
Water	680,838	706,145	706,138	25,307	25,300
Total Cost of Goods	680,838	706,145	706,138	25,307	25,300
Gross Profit	1,745,438	1,558,304	1,671,146	187,134	74,292
Expenses					
Salary and Wages	307,954	347,974	311,983	40,020	4,029
Employee Benefits	83,006	114,849	107,521	31,843	24,515
Memberships, Training and Travel	4,533	6,305	10,478	1,772	5,945
Supplies	68,192	45,425	60,719	(22,767)	(7,473)
Fuel and Oil	16,091	14,365	12,323	(1,726)	(3,768)
Equipment & Tools	14,169	10,715	11,611	(3,454)	(2,558)
Lease, Rents and Licenses	23,328	23,372	1,527	44	(21,801)
Maintenance and Repairs	50,888	66,650	76,076	15,762	25,188
Maintenance and Service Agreements	31,654	32,080	4,159	426	(27,495)
Outside Contracts	38,619	38,350	34,108	(269)	(4,511)
Professional Services	12,000	12,000	13,194	0	1,194
Insurance	34,773	36,332	38,207	1,559	3,434
Utilities	32,027	34,080	32,586	2,053	559
Taxes and Permits	61,744	62,111	59,179	367	(2,565)
Postage	15,319	14,800	14,407	(519)	(912)
Credit Card Fees & Interest Expense	80,645	76,480	81,594	(4,165)	949
Bad Debts	(2,055)	500	(2,483)	2,555	(428)
Uniforms	2,559	3,500	0	941	(2,559)
Investment Fund Fees	7,751	8,160	6,538	409	(1,213)
Donations	5,000	15,000	0	10,000	(5,000)
Other Expense	1,833	301	43	(1,532)	(1,790)
Total Operating Expenses	890,030	963,349	873,770	73,319	(16,260)
EBITDA	855,408	594,955	797,376	260,453	58,032
Allocations - MAC	133,824	133,824	57,380	0	(76,444)
Allocations - F & A	342,659	342,659	318,511	0	(24,148)
Total Allocations	476,483	476,483	375,891	0	(100,592)
Pre Depreciation Gross	378,925	118,472	421,485	260,453	(42,560)
Depreciation	318,877	324,036	313,505	5,159	(5,372)
Net Income / Cost of Operations	60,048	(205,564)	107,980	265,612	(47,932)
Simple Cash Flow					
Add: Depreciation	318,877	324,036	313,505	(5,159)	5,372
Subtract Capital Projects	(320,480)	(323,010)	(91,188)	2,530	(229,292)
Add: Reserves Carry Over & Current Capital	315,845	313,010	24,761	2,835	291,084
Add: Reserves for Other Projects	0	0	0	0	0
Subtract: Debt Service	(271,008)	(160,000)	(156,668)	(111,008)	(114,340)
Simple Cash Flow	103,282	(51,528)	198,390	154,810	(95,108)

**Bella Vista Village POA Consolidated
Summary Financial Results**

Description	Apr-17 Y-T-D Actual	Apr-17 Y-T-D Budget	Variance	Apr-16 Y-T-D Actual	Variance
Food and Beverage	(127,355)	(143,943)	16,588	(70,484)	(56,871)
Clubhouses	(164,380)	(178,701)	14,321	(292,138)	127,758
Golf Maintenance	(1,527,361)	(1,719,295)	191,934	(1,723,567)	196,206
Golf Pro Shops	1,261,674	1,196,834	64,840	1,036,221	225,453
Recreation	(155,919)	(472,131)	316,212	(662,182)	506,263
Maintenance & Construction	(451,733)	(619,923)	168,190	20,702	(472,435)
Lakes and Parks	78,132	(911)	79,043	(158,369)	236,501
General Manager's Office	(113,332)	(133,401)	20,069	(309,964)	196,632
Human Resources	(108,674)	(114,521)	5,847	(23,112)	(85,562)
Communications and Marketing	(182,529)	(213,765)	31,236	(211,211)	28,682
Legal	252,171	(15,933)	268,104	(71,663)	323,834
Accounting	(108,365)	(160,130)	51,765	8,314	(116,679)
Member Services	(162,155)	(211,977)	49,822	(35,902)	(126,253)
Information Technology	(237,979)	(239,183)	1,204	13,182	(251,161)
General Income	3,290,514	3,091,484	199,030	3,228,815	61,699
Water	60,048	(205,564)	265,612	107,979	(47,931)
POA Consolidated Total	1,602,757	(141,060)	1,743,817	856,621	746,136
Simple Cash Flow	860,297	865,581	(5,284)	821,914	38,383
Add: Depreciation	0	0	0	0	0
Add: Book Value of Assets Sold / Retired / Reclass	(1,858,181)	(2,061,047)	202,866	(1,222,586)	(635,595)
Subtract Capital Projects	1,331,150	1,422,130	(90,980)	878,555	452,595
Add: Reserves Carry Over & Current Capital	21,685	0	21,685	125,855	(104,170)
Add: Reserves for Other Projects	(271,008)	(160,000)	(111,008)	(156,668)	(114,340)
Subtract: Debt Service					
Simple Cash Flow	1,686,700	(74,396)	1,761,096	1,303,691	383,009

**Bella Vista Property Owners' Association
POA Cash Reserve Assessment As of April 30, 2017**

	Previous	Current	Change
Cash & Investments (ST & LT)	10,538,900	10,673,800	134,900
Current Receivables & Adjusted Liabilities			
Receivables	294,400	301,400	7,000
Liabilities	(699,200)	(1,015,100)	(315,900)
Restricted Funds			
Other Insurance Reserve	(157,100)	(183,300)	(26,200)
Proceeds from Sale of Property to City of BV (ADA)	(321,200)	(321,200)	0
2014 Carry Over Projects - Gun Range Master Facility and Tanyard Stream Bank Restoration Phase 2	(10,700)	0	10,700
Estimated Flood Damage December 2015 12/31/15 (w/o bridge repair on Berksdale)	(148,500)	(148,500)	0
2015 Carry Over Projects - Branchwood Phase 2 and other Gun Range projects 12/31/15	(153,800)	(153,800)	0
Lakepoint Kinco Construction 05/19/16	(688,900)	(472,100)	216,800
SCM Architecture - Design and Cost Estimate- Country Club Project 05/19/16	(18,100)	(18,100)	0
Golf Maintenance Chemical Wash Rack 07/21/16	(350,000)	(350,000)	0
2017 Budget - Country Club Renovations Project 12/15/16	(1,549,700)	(1,539,800)	9,900
2017 Budget - Recreation Capital - Branchwood Building Extension and Blowing Springs Bathrooms 12/15/16	(59,000)	(59,000)	0
2017 Budget - MAC Maintenance Capital and Ttree Park Parking Lot 12/15/16	(50,500)	(50,500)	0
2017 Budget - ADA Projects 12/15/16	(400,000)	(400,000)	0
2016 Carry Over Capital - RV Park Entrance 12/31/16	(30,000)	(30,000)	0
Highlands Club Renovation (Reassign from Branchwood Building Extension Capital) 01/19/17	(35,800)	0	35,800
Branchwood Parking Lot Project (Reassign from Branchwood Building Expansion Capital) 03/16/17	(34,900)	(34,900)	0
Lake Avalon Beach Project (Reassign from Branchwood Building Expansion Capital) 03/16/17	(227,700)	(227,700)	0
Total Cash Available	5,898,200	5,971,200	73,000
Catastrophic Emergency Fund	1,200,000	1,200,000	0
Uncommitted Reserves	4,698,200	4,771,200	73,000

**Bella Vista Property Owners' Association
Water Cash Reserve Assessment As of April 30, 2017**

	Previous	Current	Change
Cash & Investments (ST & LT)	7,493,200	7,441,000	(52,200)
Current Receivables & Adjusted Liabilities			
Receivables	558,100	591,900	33,800
Liabilities	(961,100)	(979,200)	(18,100)
Restricted Funds			
Bond Payment	(480,000)	(480,000)	0
Other Insurance Reserve	(46,900)	(54,700)	(7,800)
Water - Capacity Expansion	0	0	0
Water - 2014 Water Bond Restricted Cash	(677,200)	(732,800)	(55,600)
Water Building 2016 Budget 1/19/15	(180,000)	(103,600)	76,400
2016 Carry Over Capital 12/31/16	(108,500)	(104,600)	3,900
Total Cash Available	5,597,600	5,578,000	(19,600)
Catastrophic Emergency Fund	500,000	500,000	0
Uncommitted Reserves			
	5,097,600	5,078,000	(19,600)

Bella Vista Village POA Consolidated
Summary Year To Date Simple Cash Flow By Division
April-17

Description	Net Income / (Cost) of Operations	Depreciation	Book Value Assets Sold / Retired	Capital	Reserves CO & Cur Year Cap.	Reserves Other	Debt Service	Simple Cash Flow
Food and Beverage	(127,355)	12,664	0	(829,149)	829,149	-		(114,691)
Clubhouses	(164,380)	95,767	0	(66,352)	66,352			(68,613)
Golf Maintenance	(1,527,361)	195,601	0	(415,486)	0	1,522		(1,745,724)
Golf Pro Shops	1,261,674	19,623	0	(32,720)	0			1,248,577
Recreation	(155,919)	65,124	0	(15,400)	15,400			(90,795)
Maintenance & Construction	(451,733)	53,775	0	(75,380)	75,380			(397,958)
Lakes and Parks	78,132	45,483	0	(29,024)	29,024	20,163		143,778
General Manager's Office	(113,332)	1,308	0	(49,692)	0			(161,716)
Human Resources	(108,874)	0	0	0	0			(108,674)
Communications and Marketing	(182,529)	1,165	0	0	0			(181,364)
Legal	252,171	0	0	0	0			252,171
Accounting	(108,365)	0	0	0	0			(108,365)
Member Services	(162,155)	0	0	0	0			(162,155)
Information Technology	(237,979)	50,910	0	(24,498)	0			(211,567)
General Income	3,290,514	0	0	0	0			3,290,514
Water	60,048	318,877	0	(320,480)	315,845		(271,008)	103,282
POA Consolidated Total	1,602,757	860,297	0	(1,858,181)	1,331,150	21,685	(271,008)	1,686,700

**Bella Vista Village POA Consolidated
Simple Cash Flow Results**

Description	Apr-17 Y-T-D Actual	Apr-17 Y-T-D Budget	Variance
Food and Beverage	(114,691)	(125,534)	10,843
Clubhouses	(68,613)	(81,016)	12,403
Golf Maintenance	(1,745,724)	(1,999,234)	253,510
Golf Pro Shops	1,248,577	1,183,565	65,012
Recreation	(90,795)	(405,415)	314,620
Maintenance & Construction	(397,958)	(567,036)	169,078
Lakes and Parks	143,778	42,724	101,054
General Manager's Office	(161,716)	(232,513)	70,797
Human Resources	(108,674)	(114,521)	5,847
Communications and Marketing	(181,364)	(212,085)	30,721
Legal	252,171	(15,933)	268,104
Accounting	(108,365)	(160,130)	51,765
Member Services	(162,155)	(211,977)	49,822
Information Technology	(211,567)	(215,247)	3,680
General Income	3,290,514	3,091,484	199,030
Water	103,282	(51,528)	154,810
POA Consolidated Total	1,686,700	(74,396)	1,761,096
POA w/o Water	1,583,418	(22,868)	1,606,286