

Bella Vista Village Property Owners Association
Bella Vista Village POA Consolidated
For the Two Months Ending February 28, 2017

DESCRIPTION	MTD			YTD			MTD		YTD	
	February 2017	February 2017	Prior Year	Actual	Budget	Prior Yr	Variance		Variance	
	Actual	Budget	Actual	Actual	Budget	Actual	Budget	Prior Year	Budget	Prior Year
Income										
Assessments	638,184	660,340	617,014	1,302,744	1,320,680	1,275,434	(22,156)	21,170	(17,936)	27,310
City of Bella Vista	0	0	9,419	0	0	18,825	0	(9,419)	0	(18,825)
Food and Beverage	6,766	2,051	911	11,399	3,056	911	4,715	5,855	8,343	10,488
Golf	185,755	187,310	185,209	1,318,737	1,241,947	1,238,627	(1,555)	546	76,730	80,110
Pro Shop	15,265	21,550	19,179	32,866	36,090	32,373	(6,285)	(3,914)	(3,224)	493
Other Recreation	1,774	3,895	3,898	3,292	7,925	7,917	(2,121)	(2,124)	(4,633)	(4,625)
RV	38,319	21,800	24,592	81,777	63,500	63,914	16,519	13,727	18,277	17,863
Facility Use Fees	59,188	66,046	62,880	186,548	146,467	180,894	(6,858)	(3,692)	40,081	5,654
Boat	60,618	53,212	50,114	118,358	118,724	113,814	7,406	10,504	(366)	4,545
Investment Income	160,520	26,000	57,838	238,795	52,000	25,871	134,520	102,682	186,795	212,924
Water	501,257	523,025	519,027	1,045,613	1,073,765	1,065,924	(21,768)	(17,769)	(28,152)	(20,311)
Restricted Revenue	72	6	4	153	12	24	66	69	141	130
Stump Dump	9,539	3,445	1,270	15,261	6,890	1,270	6,094	8,269	8,371	13,991
Lot Sales	34,064	8,000	0	51,849	13,000	2,423	26,064	34,064	38,849	49,426
Transfer Fees	33,318	34,000	22,817	72,642	64,030	44,470	(682)	10,501	8,612	28,172
Past Due Collections	39,179	18,500	3,839	227,606	37,000	7,155	20,679	35,340	190,606	220,450
Advertising Income	12,823	20,885	12,653	23,141	24,430	16,579	(8,062)	171	(1,289)	6,563
Rebates	92,996	85,000	0	92,996	85,000	0	7,996	92,996	7,996	92,996
POA Lot Inventory Valuation	29,284	0	0	29,284	0	0	29,284	29,284	29,284	29,284
Water Capital Buy In Fees	57,500	12,500	0	57,500	25,000	0	45,000	57,500	32,500	57,500
Water Late Fees	32,567	13,500	0	32,567	27,500	0	19,067	32,567	5,067	32,567
Street Cuts Repair Income	8,418	0	0	8,418	0	0	8,418	8,418	8,418	8,418
Gain / Loss Disposal Surplus Assets	62	0	0	5,270	0	0	62	62	5,270	5,270
Water Rent	10,946	5,473	0	10,946	10,946	0	5,473	10,946	(0)	10,946
Commissions	50	0	0	50	0	0	50	50	50	50
Cell Tower Rents	26,606	2,400	0	26,606	56,075	0	24,206	26,606	(29,469)	26,606
Legal Fees	2,030	0	0	2,030	0	0	2,030	2,030	2,030	2,030
Rents - Leases Facilities	1,000	500	0	1,000	1,000	0	500	1,000	0	1,000
Donations Received	9,884	0	0	9,884	0	0	9,884	9,884	9,884	9,884
NSF Fees	650	0	0	650	0	0	650	650	650	650
Other	(74,769)	7,892	51,348	8,623	14,403	141,551	(82,661)	(126,117)	(5,780)	(132,927)
Total Income	1,993,864	1,777,330	1,642,012	5,016,605	4,429,440	4,237,976	216,534	351,852	587,165	778,629
Food and Beverage	384	733	209	1,644	1,168	190	349	(176)	(476)	(1,454)
Water	159,170	156,925	156,922	339,414	394,005	394,001	(2,245)	(2,247)	54,591	54,587
Pro Shop	10,335	15,572	14,573	25,035	29,497	26,426	5,417	4,238	4,462	1,391
Recreation	1,403	900	1,221	2,637	900	2,584	(503)	(182)	(1,737)	(53)
Total Cost of Goods	171,292	174,310	172,925	368,730	425,570	423,201	3,018	1,633	56,840	54,471
Gross Profit	1,822,572	1,603,020	1,469,086	4,647,875	4,003,870	3,814,774	219,552	353,486	644,005	833,101
Expenses										
Salary and Wages	554,376	609,169	550,095	1,125,803	1,217,756	1,037,533	54,792	(4,281)	91,953	(88,271)
Employee Benefits	169,447	187,311	178,838	292,249	376,338	306,141	17,864	9,391	84,088	13,892
Memberships, Training and Travel	16,402	20,875	14,002	26,044	36,919	30,802	4,473	(2,400)	10,875	4,758
Supplies	54,118	54,960	101,997	143,854	141,176	145,474	842	47,880	(2,678)	1,620
Fuel and Oil	17,179	11,534	9,767	30,262	25,953	22,890	(5,644)	(7,412)	(4,309)	(7,372)
Equipment and Tools	27,152	104,575	17,128	48,121	149,058	25,135	77,423	(10,024)	100,937	(22,986)
Lease, Rents and Licenses	63,742	74,803	69,347	139,533	156,331	140,808	11,061	5,604	16,798	1,275
Maintenance and Repairs	67,877	131,633	72,684	121,400	201,130	107,735	63,756	4,807	79,730	(13,664)
Maintenance and Service Agreements	20,117	23,283	19,572	131,453	148,656	77,738	3,166	(545)	17,203	(53,715)
Outside Contracts	40,481	43,744	28,810	97,726	104,884	76,320	3,263	(11,671)	7,158	(21,406)
Professional Services	16,810	8,575	10,421	26,275	21,150	33,987	(8,235)	(6,390)	(5,125)	7,712
Insurance	22,833	44,778	46,518	66,068	89,556	86,291	21,945	23,685	23,488	20,223
Utilities	74,695	81,476	67,441	154,866	158,675	134,848	6,781	(7,253)	3,819	(20,008)
Taxes and Permits	46,235	42,618	41,301	97,063	86,495	83,936	(3,618)	(4,935)	(10,568)	(13,127)
Postage	14,291	16,169	32,678	27,058	36,583	34,435	1,878	18,387	9,525	7,378
Credit Card Fees & Interest Expense	41,956	31,992	32,488	74,740	72,816	72,206	(9,964)	(9,467)	(1,924)	(2,534)
Membership Elections	23,200	25,000	27,590	23,200	25,000	27,590	1,800	4,390	1,800	4,390
Advertising Expense	7,476	3,750	11,911	18,674	10,075	26,975	(3,726)	4,434	(8,599)	8,301
Bad Debts	(1,307)	2,625	(22,626)	3,378	5,250	(30,855)	3,932	(21,319)	1,872	(34,234)
Uniforms	4,402	3,600	2,848	4,801	3,700	2,908	(802)	(1,553)	(1,101)	(1,893)
Investment Fund Fees	6,984	6,040	5,847	13,929	12,080	10,252	(944)	(1,137)	(1,849)	(3,676)
Donations	0	0	5	0	10,000	45	0	5	10,000	45
Other	3,564	5,388	4,580	12,623	9,909	16,069	1,824	1,016	(2,714)	3,445
Total Operating Expenses	1,292,030	1,533,898	1,323,240	2,679,110	3,099,490	2,469,262	241,868	31,210	420,380	(209,848)
EBITDA	530,542	69,122	145,846	1,968,765	904,380	1,345,513	461,420	384,695	1,064,385	623,252
Allocations - MAC	0	0	(0)	(0)	0	(0)	0	(0)	0	(0)
Allocations - F & A	(0)	(0)	0	0	0	0	0	0	0	0
Pre Depreciation Gross	530,542	69,122	145,846	1,968,765	904,380	1,345,513	461,420	384,695	1,064,385	623,252
Depreciation	212,721	215,060	206,096	425,288	430,752	411,098	2,339	(6,626)	5,464	(14,190)
Net Income / Cost of Operations	317,820	(145,938)	(60,249)	1,543,478	473,628	934,415	463,758	378,070	1,069,849	609,062

**Bella Vista Village Property Owners Association
Clubs Division (2 - 12)
For the Two Months Ending February 28, 2017**

DESCRIPTION	MTD			YTD			MTD		YTD	
	February 2017	February 2017	Prior Year	Actual	Budget	Prior Yr	Variance		Variance	
	Actual	Budget	Actual	Actual	Budget	Actual	Budget	Prior Year	Budget	Prior Year
Income										
Rents - Leases Facilities	1,000	500	0	1,000	1,000	0	500	1,000	0	1,000
Other	(500)	0	1,200	0	0	2,400	(500)	(1,700)	0	(2,400)
Total Income	<u>500</u>	<u>500</u>	<u>1,200</u>	<u>1,000</u>	<u>1,000</u>	<u>2,400</u>	<u>0</u>	<u>(700)</u>	<u>0</u>	<u>(1,400)</u>
Gross Profit	500	500	1,200	1,000	1,000	2,400	0	(700)	0	(1,400)
Expenses										
Salary and Wages	1,622	7,599	2,943	8,641	15,199	5,885	5,978	1,321	6,558	(2,756)
Employee Benefits	483	1,512	454	1,499	3,074	1,128	1,028	(29)	1,575	(371)
Memberships, Training and Travel	737	1,000	0	2,826	2,500	0	263	(737)	(326)	(2,826)
Supplies	587	555	109	587	1,110	1,023	(32)	(479)	523	436
Fuel and Oil	0	50	0	0	50	0	50	0	50	0
Equipment and Tools	2,022	0	0	2,470	0	0	(2,022)	(2,022)	(2,470)	(2,470)
Maintenance and Repairs	983	2,690	4,541	12,111	5,380	5,092	1,707	3,558	(6,731)	(7,019)
Maintenance and Service Agreements	2,745	2,476	328	3,062	5,301	823	(269)	(2,416)	2,239	(2,239)
Outside Contracts	0	325	0	1,704	3,509	1,647	325	0	1,805	(57)
Professional Services	(1,850)	0	0	(1,850)	0	0	1,850	1,850	1,850	1,850
Insurance	4,085	4,085	4,723	8,151	8,170	9,446	0	639	19	1,295
Utilities	7,160	7,262	4,902	14,842	15,214	10,730	102	(2,258)	372	(4,111)
Taxes and Permits	6,171	5,301	4,306	12,072	10,677	8,611	(870)	(1,866)	(1,395)	(3,461)
Advertising Expense	910	900	0	1,480	1,800	56	(10)	(910)	320	(1,424)
Total Operating Expenses	<u>25,656</u>	<u>33,755</u>	<u>22,306</u>	<u>67,594</u>	<u>71,984</u>	<u>44,442</u>	<u>8,100</u>	<u>(3,350)</u>	<u>4,390</u>	<u>(23,153)</u>
EBITDA	(25,156)	(33,255)	(21,106)	(66,594)	(70,984)	(42,042)	8,100	(4,050)	4,390	(24,553)
Allocations - MAC	0	0	29,578	0	0	58,238	0	29,578	0	58,238
Allocations - F & A	0	0	5,729	0	0	12,275	0	5,729	0	12,275
Total Allocations	<u>0</u>	<u>0</u>	<u>35,307</u>	<u>0</u>	<u>0</u>	<u>70,513</u>	<u>0</u>	<u>35,307</u>	<u>0</u>	<u>70,513</u>
Pre Depreciation Gross	(25,156)	(33,255)	(56,413)	(66,594)	(70,984)	(112,555)	8,100	31,257	4,390	45,961
Depreciation	27,108	27,587	28,555	54,215	55,174	57,110	480	1,447	959	2,895
Net Income / Cost of Operations	<u>(52,263)</u>	<u>(60,843)</u>	<u>(84,967)</u>	<u>(120,810)</u>	<u>(126,159)</u>	<u>(169,665)</u>	<u>8,579</u>	<u>32,704</u>	<u>5,349</u>	<u>48,855</u>

**Bella Vista Village Property Owners Association
Golf Division (Golf Maint & Golf Pro Shops)
For the Two Months Ending February 28, 2017**

DESCRIPTION	MTD			YTD			MTD		YTD	
	February 2017	February 2017	Prior Year	Actual	Budget	Prior Yr	Variance		Variance	
	Actual	Budget	Actual	Actual	Budget	Actual	Budget	Prior Year	Budget	Prior Year
Income										
Food and Beverage	5,495	1,345	205	9,819	2,350	205	4,150	5,290	7,469	9,614
Golf	185,755	187,310	185,209	1,318,737	1,241,947	1,238,627	(1,555)	546	76,790	80,110
Pro Shop	15,265	21,550	19,179	32,866	36,090	32,373	(6,285)	(3,914)	(3,224)	493
Commissions	50	0	0	50	0	0	50	50	50	50
Other	3,054	4,743	4,900	5,523	8,170	8,593	(1,689)	(1,846)	(2,647)	(3,070)
Total Income	209,620	214,948	209,493	1,366,995	1,288,557	1,279,799	(5,328)	127	78,438	87,197
Food and Beverage	104	548	24	1,363	983	24	444	(80)	(380)	(1,339)
Pro Shop	10,335	15,752	14,573	25,035	29,497	26,426	5,417	4,238	4,462	1,391
Total Cost of Goods	10,439	16,300	14,597	26,399	30,480	26,450	5,861	4,159	4,081	51
Gross Profit	199,181	198,648	194,895	1,340,597	1,258,077	1,253,349	533	4,286	82,520	87,248
Expenses										
Salary and Wages	180,718	188,954	173,235	369,349	376,876	336,191	8,235	(7,483)	7,527	(33,157)
Employee Benefits	54,746	60,567	59,417	93,378	121,384	101,642	5,821	4,670	28,006	8,264
Memberships, Training and Travel	5,243	12,345	2,650	7,765	16,525	9,028	7,102	(2,593)	8,760	1,263
Supplies	26,294	19,154	69,504	81,291	70,646	84,083	(7,140)	43,210	(10,645)	2,792
Fuel and Oil	8,868	3,483	3,436	11,720	9,216	8,842	(5,385)	(5,432)	(2,504)	(2,878)
Equipment and Tools	451	7,165	7,943	(8,852)	9,175	8,600	6,714	7,492	18,027	17,451
Lease, Rents and Licenses	55,608	64,713	65,083	122,273	134,751	134,072	9,105	9,475	12,478	11,800
Maintenance and Repairs	23,801	57,449	36,852	44,282	96,795	55,020	33,648	13,051	52,513	10,737
Maintenance and Service Agreements	2,694	5,494	3,565	8,596	12,472	5,419	2,800	870	3,876	(3,177)
Outside Contracts	2,690	3,986	6,202	6,777	5,369	10,944	1,296	3,512	(1,408)	4,167
Professional Services	563	0	0	563	0	0	(563)	(563)	(563)	(563)
Insurance	9,671	10,760	11,737	19,160	21,521	21,248	1,089	2,066	2,361	2,088
Utilities	25,600	29,332	23,878	51,503	53,153	44,147	3,732	(1,722)	1,650	(7,357)
Taxes and Permits	10,217	9,846	9,368	19,998	19,425	18,113	(371)	(850)	(573)	(1,885)
Postage	131	256	31	453	356	31	125	(100)	(97)	(423)
Credit Card Fees & Interest Expense	7,389	4,814	4,739	14,924	17,869	17,731	(2,575)	(2,649)	2,945	2,807
Advertising Expense	50	1,000	0	50	2,000	0	950	(50)	1,950	(50)
Uniforms	0	0	1,628	0	0	1,688	0	1,628	0	1,688
Other	765	1,679	928	1,301	3,049	3,520	914	163	1,748	2,219
Total Operating Expenses	415,498	480,997	480,195	844,530	970,581	860,319	65,499	64,697	126,051	15,790
EBITDA	(216,317)	(282,349)	(285,300)	496,067	287,496	393,029	66,032	68,982	208,571	103,038
Allocations - MAC	0	0	16,444	0	0	32,615	0	16,444	0	32,615
Allocations - F & A	0	0	52,232	0	0	143,653	0	52,232	0	143,653
Total Allocations	0	0	68,676	0	0	176,268	0	68,676	0	176,268
Pre Depreciation Gross	(216,317)	(282,349)	(353,976)	496,067	287,496	216,761	66,032	137,658	208,571	279,306
Depreciation	51,767	51,635	45,182	103,556	103,646	90,363	(133)	(6,586)	90	(13,193)
Net Income / Cost of Operations	(268,085)	(333,984)	(399,157)	392,511	183,850	126,398	65,899	131,072	208,661	266,112

Bella Vista Village Property Owners Association
Rec Division - Joan G.(40,41,53,42,43,45,46,50,55,57)
For the Two Months Ending February 28, 2017

DESCRIPTION	MTD			YTD			MTD		YTD	
	February 2017	February 2017	Prior Year	Actual	Budget	Prior Yr	Variance		Variance	
	Actual	Budget	Actual	Actual	Budget	Actual	Budget	Prior Year	Budget	Prior Year
Income										
Food and Beverage	1,270	706	706	1,581	706	706	564	564	875	875
Other Recreation	1,086	420	418	1,610	725	723	666	668	885	887
RV	13,963	6,800	6,680	23,183	13,500	12,994	7,163	7,283	9,683	10,190
Facility Use Fees	28,402	27,431	27,081	81,422	66,807	66,110	971	1,321	14,615	15,312
Donations Received	1,659	0	0	1,659	0	0	1,659	1,659	1,659	1,659
Other	(226)	729	640	2,694	1,443	1,379	(955)	(866)	1,251	1,315
Total Income	46,154	36,086	35,525	112,149	83,181	81,911	10,068	10,629	28,968	30,238
Food and Beverage	280	185	185	280	185	166	(95)	(96)	(95)	(114)
Recreation	533	900	34	660	900	48	367	(499)	240	(612)
Total Cost of Goods	813	1,085	219	940	1,085	214	272	(595)	145	(726)
Gross Profit	45,341	35,001	35,306	111,209	82,096	81,697	10,340	10,035	29,113	29,512
Expenses										
Salary and Wages	40,004	39,843	37,176	78,523	80,651	68,593	(161)	(2,829)	2,128	(9,929)
Employee Benefits	8,212	8,288	8,451	14,425	16,737	14,620	77	239	2,312	195
Memberships, Training and Travel	267	1,024	1,218	956	1,663	1,267	757	950	707	310
Supplies	2,871	3,348	3,613	5,422	5,894	6,653	477	742	472	1,230
Fuel and Oil	0	120	90	95	250	190	120	90	155	95
Equipment and Tools	5,454	13,750	902	7,111	18,276	1,504	8,296	(4,552)	11,165	(5,607)
Lease, Rents and Licenses	376	250	348	735	500	392	(126)	(28)	(235)	(343)
Maintenance and Repairs	12,779	29,687	3,655	14,549	34,042	6,866	16,908	(9,124)	19,493	(7,683)
Maintenance and Service Agreements	3,178	5,663	3,643	7,241	11,075	6,374	2,485	465	3,834	(867)
Outside Contracts	5,414	3,495	4,017	5,996	6,999	6,611	(1,919)	(1,397)	1,003	615
Professional Services	500	0	0	500	0	0	(500)	(500)	(500)	(500)
Insurance	2,735	3,347	3,292	4,381	6,694	6,072	612	556	2,313	1,691
Utilities	17,522	17,283	13,436	36,195	33,880	26,787	(239)	(4,086)	(2,315)	(9,408)
Taxes and Permits	3,371	2,669	2,227	8,307	6,505	5,990	(702)	(1,144)	(1,802)	(2,317)
Postage	0	0	20	0	0	20	0	20	0	20
Credit Card Fees & Interest Expense	1,848	726	734	3,205	1,298	1,264	(1,122)	(1,115)	(1,907)	(1,941)
Advertising Expense	0	0	0	0	25	0	0	0	25	0
Uniforms	0	200	28	112	200	28	200	28	88	(84)
Other	33	255	665	336	544	844	222	632	208	508
Total Operating Expenses	104,564	129,948	83,514	188,090	225,233	154,073	25,384	(21,050)	37,144	(34,016)
EBITDA	(59,223)	(94,947)	(48,208)	(76,881)	(143,137)	(72,376)	35,724	(11,016)	66,257	(4,505)
Allocations - MAC	0	0	40,591	0	0	79,107	0	40,591	0	79,107
Allocations - F & A	0	0	29,400	0	0	95,969	0	29,400	0	95,969
Total Allocations	0	0	69,992	0	0	175,076	0	69,992	0	175,076
Pre Depreciation Gross	(59,223)	(94,947)	(118,199)	(76,881)	(143,137)	(247,452)	35,724	58,976	66,257	170,571
Depreciation	16,233	16,679	11,909	32,374	33,358	23,948	447	(4,324)	984	(8,426)
Net Income / Cost of Operations	(75,456)	(111,626)	(130,108)	(109,255)	(176,496)	(271,400)	36,170	54,652	67,240	162,145

Bella Vista Village Property Owners Association
Maint and ConstDiv - Mike Taggart - (60,61,63,64,65,67,47)
For the Two Months Ending February 28, 2017

DESCRIPTION	MTD			YTD			MTD		YTD	
	February 2017	February 2017	Prior Year	Actual	Budget	Prior Yr	Variance		Variance	
	Actual	Budget	Actual	Actual	Budget	Actual	Budget	Prior Year	Budget	Prior Year
Income										
City of Bella Vista	0	0	565	0	0	1,130	0	(565)	0	(1,130)
Stump Dump	9,539	3,445	1,270	15,261	6,890	1,270	6,094	8,269	8,371	13,991
Street Cuts Repair Income	8,418	0	0	8,418	0	0	8,418	8,418	8,418	8,418
Gain / Loss Disposal Surplus Assets	207	0	0	207	0	0	207	207	207	207
Cell Tower Rents	26,606	2,400	0	26,606	56,075	0	24,206	26,606	(29,469)	26,606
Other	(29,900)	1,830	10,175	5	3,660	63,170	(31,730)	(40,076)	(3,655)	(63,165)
Total Income	14,870	7,675	12,010	50,497	66,625	65,570	7,195	2,860	(16,128)	(15,072)
Gross Profit	14,870	7,675	12,010	50,497	66,625	65,570	7,195	2,860	(16,128)	(15,072)
Expenses										
Salary and Wages	96,215	97,030	84,056	183,308	193,545	169,418	815	(12,159)	10,236	(13,890)
Employee Benefits	28,317	33,658	33,745	47,968	67,391	58,202	5,340	5,428	19,423	10,234
Memberships, Training and Travel	280	510	0	280	510	0	230	(280)	230	(280)
Supplies	1,517	1,505	976	2,203	2,455	1,814	(12)	(541)	252	(389)
Fuel and Oil	3,467	3,171	2,806	6,974	6,991	6,214	(295)	(661)	17	(760)
Equipment and Tools	1,379	60,245	1,342	4,066	63,415	5,178	58,866	(37)	59,349	1,112
Lease, Rents and Licenses	90	90	312	318	180	516	0	222	(138)	199
Maintenance and Repairs	14,969	11,795	5,703	27,637	15,645	10,860	(3,174)	(9,265)	(11,992)	(16,777)
Maintenance and Service Agreements	374	430	499	752	1,185	1,267	56	125	433	515
Outside Contracts	0	35	2,340	0	85	4,896	35	2,340	85	4,896
Insurance	(11,393)	7,308	7,857	(3,436)	14,617	13,516	18,702	19,251	18,053	16,953
Utilities	2,884	3,413	3,110	6,527	7,788	7,223	529	226	1,261	696
Taxes and Permits	1,675	1,579	1,810	3,424	3,442	3,229	(97)	135	18	(195)
Postage	0	0	6	0	0	14	0	6	0	14
Bad Debts	0	0	(105)	0	0	(159)	0	(105)	0	(159)
Uniforms	0	0	257	183	0	257	0	257	(183)	74
Other	0	0	2,713	50	0	2,713	0	2,713	(50)	2,663
Total Operating Expenses	139,773	220,769	147,428	280,255	377,249	285,160	80,997	7,655	96,994	4,905
EBITDA	(124,902)	(213,094)	(135,418)	(229,757)	(310,624)	(219,590)	88,192	10,515	80,867	(10,167)
Allocations - MAC	(40,525)	(40,525)	(143,120)	(63,360)	(63,360)	(277,085)	0	(102,595)	0	(213,725)
Allocations - F & A	0	0	218	0	0	436	0	218	0	436
Total Allocations	(40,525)	(40,525)	(142,902)	(63,360)	(63,360)	(276,648)	0	(102,377)	0	(213,289)
Pre Depreciation Gross	(84,377)	(172,569)	7,485	(166,397)	(247,264)	57,058	88,192	(91,862)	80,867	(223,455)
Depreciation	13,284	13,222	15,962	26,568	26,443	31,924	(62)	2,678	(125)	5,356
Net Income / Cost of Operations	(97,661)	(185,790)	(8,477)	(192,966)	(273,708)	25,134	88,129	(89,184)	80,742	(218,100)

Bella Vista Village Property Owners Association
Lakes and Parks Div-Rick Echols(48,480,49,44,66,56,54,51,52)
For the Two Months Ending February 28, 2017

DESCRIPTION	MTD			YTD			MTD		YTD	
	February 2017	February 2017	Prior Year	Actual	Budget	Prior Yr	Variance		Variance	
	Actual	Budget	Actual	Actual	Budget	Actual	Budget	Prior Year	Budget	Prior Year
Income										
Other Recreation	688	3,475	3,480	1,683	7,200	7,195	(2,787)	(2,792)	(5,517)	(5,512)
RV	24,356	15,000	17,912	58,594	50,000	50,921	9,356	6,444	8,594	7,673
Facility Use Fees	4,747	2,215	2,013	8,823	5,110	4,718	2,532	2,733	3,713	4,104
Boat	60,618	53,212	50,114	118,358	118,724	113,814	7,406	10,504	(366)	4,545
Donations Received	8,225	0	0	8,225	0	0	8,225	8,225	8,225	8,225
Other	75	45	127	100	45	177	30	(52)	55	(77)
Total Income	98,708	73,947	73,645	195,782	181,079	176,824	24,761	25,063	14,703	18,959
Recreation	871	0	1,187	1,977	0	2,536	(871)	316	(1,977)	559
Total Cost of Goods	871	0	1,187	1,977	0	2,536	(871)	316	(1,977)	559
Gross Profit	97,838	73,947	72,458	193,806	181,079	174,287	23,891	25,380	12,727	19,518
Expenses										
Salary and Wages	21,375	26,507	21,589	42,888	53,014	41,173	5,132	214	10,126	(1,714)
Employee Benefits	4,211	5,571	5,220	6,225	11,148	8,633	1,360	1,009	4,924	2,408
Memberships, Training and Travel	526	1,400	0	606	2,465	977	875	(526)	1,860	371
Supplies	2,711	3,470	3,390	6,474	9,770	6,480	759	678	3,296	6
Fuel and Oil	1,154	970	697	2,660	1,945	1,670	(184)	(457)	(715)	(990)
Equipment and Tools	12,649	14,455	0	16,935	28,565	40	1,806	(12,649)	11,630	(16,896)
Lease, Rents and Licenses	90	110	174	180	220	192	20	84	40	13
Maintenance and Repairs	5,561	12,890	3,979	5,564	15,080	5,827	7,329	(1,582)	9,516	263
Maintenance and Service Agreements	555	1,310	2,371	2,509	2,620	4,026	755	1,816	111	1,516
Outside Contracts	1,075	7,520	1,351	8,041	8,840	10,048	6,445	276	799	2,008
Professional Services	0	0	0	6,000	0	0	0	0	(6,000)	(6,000)
Insurance	5,787	7,391	5,281	13,481	14,782	10,025	1,604	(506)	1,301	(3,456)
Utilities	3,514	3,978	3,487	6,940	8,116	6,422	464	(27)	1,176	(518)
Taxes and Permits	5,950	4,865	4,945	11,009	9,730	9,964	(1,085)	(1,005)	(1,279)	(1,045)
Postage	20	10	0	20	20	0	(10)	(20)	(0)	(20)
Credit Card Fees & Interest Expense	1,707	355	860	1,781	825	1,388	(1,352)	(847)	(956)	(393)
Uniforms	48	300	0	48	300	0	252	(48)	252	(48)
Other	0	15	8	13	30	(7)	15	8	17	(20)
Total Operating Expenses	66,933	91,116	53,352	131,373	167,470	106,857	24,183	(13,581)	36,097	(24,516)
EBITDA	30,904	(17,169)	19,106	62,433	13,609	67,430	48,074	11,798	48,824	(4,997)
Allocations - MAC	0	0	40,449	0	0	79,165	0	40,449	0	79,165
Allocations - F & A	0	0	19,129	0	0	42,314	0	19,129	0	42,314
Total Allocations	0	0	59,578	0	0	121,479	0	59,578	0	121,479
Pre Depreciation Gross	30,904	(17,169)	(40,472)	62,433	13,609	(54,049)	48,074	71,376	48,824	116,482
Depreciation	11,362	11,892	10,390	22,723	23,784	20,779	530	(972)	1,061	(1,944)
Net Income / Cost of Operations	19,543	(29,062)	(50,861)	39,709	(10,175)	(74,828)	48,604	70,404	49,885	114,538

**Bella Vista Village Property Owners Association
Water Utility Consolidated
For the Two Months Ending February 28, 2017**

DESCRIPTION	MTD			YTD			MTD		YTD	
	February 2017	February 2017	Prior Year	Actual	Budget	Prior Yr	Variance		Variance	
	Actual	Budget	Actual	Actual	Budget	Actual	Budget	Prior Year	Budget	Prior Year
Income										
Assessments	100	100	100	200	200	200	0	0	0	0
City of Bella Vista	0	0	3,579	0	0	7,153	0	(3,579)	0	(7,153)
Investment Income	60,135	8,000	23,540	85,966	16,000	9,046	52,135	36,595	69,966	76,920
Water	501,257	523,025	519,027	1,045,613	1,073,765	1,065,924	(21,768)	(17,769)	(28,152)	(20,311)
Restricted Revenue	72	6	4	153	12	24	66	69	141	130
Water Capital Buy In Fees	57,500	12,500	0	57,500	25,000	0	45,000	57,500	32,500	57,500
Water Late Fees	32,567	13,500	0	32,567	27,500	0	19,067	32,567	5,067	32,567
Gain / Loss Disposal Surplus Assets	0	0	0	5,063	0	0	0	0	5,063	5,063
Other	(40,627)	540	33,333	273	1,080	65,342	(41,167)	(73,960)	(807)	(65,069)
Total Income	611,004	557,671	579,583	1,227,334	1,143,557	1,147,689	53,333	31,422	83,777	79,645
Water	159,170	156,925	156,922	339,414	394,005	394,001	(2,245)	(2,247)	54,591	54,587
Total Cost of Goods	159,170	156,925	156,922	339,414	394,005	394,001	(2,245)	(2,247)	54,591	54,587
Gross Profit	451,835	400,746	422,660	887,920	749,552	753,688	51,089	29,174	138,368	134,232
Expenses										
Salary and Wages	66,123	77,606	68,381	137,757	155,212	133,852	11,483	2,258	17,455	(3,905)
Employee Benefits	27,360	27,485	24,716	45,034	54,971	42,373	125	(2,644)	9,937	(2,661)
Memberships, Training and Travel	1,386	345	2,548	2,806	1,415	8,442	(1,041)	1,162	(1,391)	5,636
Supplies	13,853	13,605	9,332	24,068	21,585	15,657	(248)	(4,521)	(2,483)	(8,411)
Fuel and Oil	3,482	3,500	2,587	8,298	7,000	5,696	18	(895)	(1,298)	(2,602)
Equipment and Tools	2,794	6,995	4,963	12,739	7,625	4,963	4,201	2,170	(5,114)	(7,776)
Lease, Rents and Licenses	5,832	5,843	696	11,664	11,686	837	11	(5,136)	22	(10,827)
Maintenance and Repairs	9,411	16,750	17,602	16,813	33,450	23,293	7,339	8,191	16,637	6,480
Maintenance and Service Agreements	2,025	645	986	30,615	30,790	1,283	(1,380)	(1,039)	175	(29,332)
Outside Contracts	9,678	7,100	6,634	25,204	24,050	19,663	(2,578)	(3,044)	(1,154)	(5,541)
Professional Services	0	0	915	0	0	915	0	915	0	915
Insurance	9,107	9,083	10,025	18,764	18,166	19,071	(24)	918	(598)	307
Utilities	7,874	8,520	8,899	17,470	17,040	18,635	646	1,026	(430)	1,165
Taxes and Permits	16,560	15,528	14,605	31,333	31,055	29,337	(1,032)	(1,955)	(278)	(1,996)
Postage	3,866	3,600	3,510	7,852	5,700	5,583	(266)	(356)	(2,152)	(2,269)
Credit Card Fees & Interest Expense	20,005	19,120	20,309	40,993	38,240	40,817	(885)	304	(2,753)	(176)
Bad Debts	(1,461)	125	(509)	(1,109)	250	(1,558)	1,586	951	1,359	(449)
Investment Fund Fees	2,723	2,040	3,588	5,014	4,080	3,588	(683)	866	(934)	(1,426)
Donations	0	0	0	0	10,000	0	0	0	10,000	0
Other	0	0	0	2,250	0	1	(0)	(0)	(2,250)	(2,249)
Total Operating Expenses	200,617	217,890	199,786	437,566	472,315	372,448	17,273	(832)	34,749	(65,119)
EBITDA	251,218	182,856	222,875	450,353	277,237	381,240	68,362	28,343	173,116	69,113
Allocations - MAC	40,525	40,525	10,113	63,360	63,360	16,265	0	(30,413)	0	(47,095)
Allocations - F & A	52,637	52,637	59,247	131,444	131,444	175,107	0	6,610	0	43,663
Total Allocations	93,162	93,162	69,359	194,803	194,803	191,372	0	(23,803)	0	(3,432)
Pre Depreciation Gross	158,056	89,694	153,516	255,550	82,434	189,868	68,362	4,540	173,116	65,682
Depreciation	79,719	81,009	78,072	159,439	162,018	156,173	1,290	(1,648)	2,580	(3,266)
Net Income / Cost of Operations	78,336	8,685	75,444	96,111	(79,585)	33,695	69,651	2,892	175,696	62,416

Bella Vista Village Property Owners Association
F & A Div (90,91,910,92,93,94,95,96,97,98,99,100,110)
For the Two Months Ending February 28, 2017

DESCRIPTION	MTD			YTD			MTD		YTD	
	February 2017	February 2017	Prior Year	Actual	Budget	Prior Yr	Variance		Variance	
	Actual	Budget	Actual	Actual	Budget	Actual	Budget	Prior Year	Budget	Prior Year
Income										
Assessments	638,084	660,240	616,914	1,302,544	1,320,480	1,275,234	(22,156)	21,170	(17,936)	27,310
City of Bella Vista	0	0	5,275	0	0	10,542	0	(5,275)	0	(10,542)
Facility Use Fees	26,039	36,400	33,786	96,303	74,550	110,066	(10,361)	(7,747)	21,753	(13,763)
Investment Income	100,384	18,000	34,298	152,829	36,000	16,825	82,384	66,087	116,829	136,004
Lot Sales	34,064	8,000	0	51,849	13,000	2,423	26,064	34,064	38,849	49,426
Transfer Fees	33,318	34,000	22,817	72,642	64,030	44,470	(682)	10,501	8,612	28,172
Past Due Collections	39,179	18,500	3,839	227,606	37,000	7,155	20,679	35,340	190,606	220,450
Advertising Income	12,823	20,885	12,653	23,141	24,430	16,579	(8,062)	171	(1,289)	6,563
Rebates	92,996	85,000	0	92,996	85,000	0	7,996	92,996	7,996	92,996
POA Lot Inventory Valuation	29,284	0	0	29,284	0	0	29,284	29,284	29,284	29,284
Gain / Loss Disposal Surplus Assets	(145)	0	0	0	0	0	(145)	(145)	0	0
Water Rent	10,946	5,473	0	10,946	10,946	0	5,473	10,946	(0)	10,946
Legal Fees	2,030	0	0	2,030	0	0	2,030	2,030	2,030	2,030
NSF Fees	650	0	0	650	0	0	650	650	650	650
Other	(6,644)	5	974	28	5	489	(6,649)	(7,619)	23	(461)
Total Income	1,013,007	886,503	730,556	2,062,847	1,665,441	1,483,784	126,504	282,451	397,406	579,063
Gross Profit	1,013,007	886,503	730,556	2,062,847	1,665,441	1,483,784	126,504	282,451	397,406	579,063
Expenses										
Salary and Wages	148,320	171,630	162,716	305,338	343,261	282,420	23,310	14,396	37,922	(22,919)
Employee Benefits	46,117	50,230	46,835	83,721	101,633	79,544	4,113	718	17,912	(4,177)
Memberships, Training and Travel	7,963	4,251	7,587	10,806	11,841	11,088	(3,712)	(376)	1,035	282
Supplies	6,284	13,323	15,074	23,809	29,716	29,764	7,039	8,791	5,907	5,955
Fuel and Oil	209	240	151	515	501	279	31	(57)	(14)	(236)
Equipment and Tools	2,404	1,965	1,978	13,650	22,002	4,850	(439)	(426)	8,352	(8,800)
Lease, Rents and Licenses	1,747	3,797	2,735	4,364	8,994	4,798	2,050	987	4,630	434
Maintenance and Repairs	373	372	352	444	738	778	(1)	(22)	294	334
Maintenance and Service Agreements	8,546	7,265	8,179	78,678	85,213	58,546	(1,281)	(367)	6,535	(20,132)
Outside Contracts	21,624	21,283	8,265	50,003	56,032	22,510	(341)	(13,359)	6,029	(27,493)
Professional Services	17,598	8,575	9,506	21,062	21,150	33,072	(9,023)	(8,092)	88	12,009
Insurance	2,841	2,803	3,603	5,567	5,606	6,912	(38)	761	39	1,345
Utilities	10,141	11,688	9,729	21,379	23,484	20,905	1,547	(412)	2,105	(474)
Taxes and Permits	2,290	2,830	4,040	10,920	5,660	8,692	540	1,750	(5,260)	(2,228)
Postage	10,274	12,303	29,112	18,732	30,507	28,788	2,029	18,838	11,775	10,056
Credit Card Fees & Interest Expense	11,007	6,977	5,846	13,837	14,584	11,006	(4,030)	(5,161)	747	(2,831)
Membership Elections	23,200	25,000	27,590	23,200	25,000	27,590	1,800	4,390	1,800	4,390
Advertising Expense	6,516	1,850	11,911	17,144	6,250	26,919	(4,666)	5,394	(10,894)	9,775
Bad Debts	154	2,500	(22,012)	4,487	5,000	(29,139)	2,346	(22,166)	513	(33,626)
Uniforms	4,353	3,100	934	4,458	3,200	934	(1,253)	(3,419)	(1,258)	(3,523)
Investment Fund Fees	4,261	4,000	2,259	8,914	8,000	6,664	(261)	(2,003)	(914)	(2,250)
Donations	0	0	5	0	0	45	0	5	0	45
Other	2,766	3,439	266	8,673	6,286	8,998	673	(2,500)	(2,387)	325
Total Operating Expenses	338,989	359,422	336,660	729,702	814,658	645,962	20,432	(2,329)	84,955	(83,740)
EBITDA	674,018	527,081	393,896	1,333,144	850,783	837,822	146,937	280,122	482,361	495,323
Allocations - MAC	0	0	5,945	0	0	11,694	0	5,945	0	11,694
Allocations - F & A	(52,637)	(52,637)	(165,955)	(131,444)	(131,444)	(469,754)	0	(113,318)	0	(338,310)
Total Allocations	(52,637)	(52,637)	(160,009)	(131,444)	(131,444)	(458,060)	0	(107,373)	0	(326,616)
Pre Depreciation Gross	726,655	579,718	553,905	1,464,588	982,227	1,295,882	146,937	172,750	482,361	168,707
Depreciation	13,249	13,036	16,028	26,411	26,327	30,801	(212)	2,779	(84)	4,390
Net Income / Cost of Operations	713,406	566,682	537,878	1,438,177	955,900	1,265,081	146,724	175,529	482,277	173,097