

Greenwich Association, Inc.

Report on Compilation of Financial Statements

August 31, 2021

To the Board of Directors:
Greenwich Association, Inc.

The Association is responsible for the accompanying financial statements of Greenwich Association, Inc. which comprise the balance sheet as of August 31, 2021, and the related statement of revenues and expenses - actual compared to budget for the 1 Month and 8 Months then ended in accordance with accounting principles generally accepted in the United States of America. We have performed a compilation engagement in accordance with Statements on Standards for Accounting and Review Services promulgated by the Accounting and Review Services Committee of the AICPA. We did not audit or review the financial statements nor were we required to perform any procedures to verify the accuracy or completeness of the information provided by management. Accordingly, we do not express an opinion, a conclusion, nor provide any form of assurance on these financial statements.

The accompanying current month budget, year to date budget and annual budget of Greenwich Association, Inc. for the 1 Month and 8 Months ended August 31, 2021, and for the year ended December 31, 2021, has not been compiled or examined by us, and accordingly, we do not express an opinion or any other form of assurance on it.

The Association has elected to omit substantially all the disclosures, statements of fund balances and cash flows required by accounting principles generally accepted in the United States of America. If the omitted disclosures were included in the financial statements, they might influence the user's conclusions about the Association's financial position, results of operations, and cash flows. Accordingly, the financial statements are not designed for those who are not informed about such matters.

The Association has omitted supplementary information about future major repairs and replacements of common property that accounting principles generally accepted in the United States of America require to be presented to supplement the basic financial statements. Such missing information, although not a part of the basic financial statements, is required by the Financial Accounting Standards Board, which considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context.

We are not independent with respect to Greenwich Association, Inc. .

Juda, Eskew & Associates, P.A.

Certified Public Accountants
Plantation, FL 33324-2744

September 21, 2021

Greenwich Association, Inc.

Balance Sheet
August 31, 2021

Assets

Cash - Operating	
Popular Community Bank- Operating	\$ 80,048
	<u>80,048</u>
Cash - Reserves	
Popular Community Bank- Reserves	251,082
	<u>251,082</u>
Cash - Security	
Popular Community Bank- Escrow	126,477
	<u>126,477</u>
Cash - Special Assessment	
Popular Community Bank- S/A	465
	<u>465</u>
	<u>458,072</u>
Other Assets	
Maintenance Receivables	38,868
Allowance for Doubtful Accounts	(6,328)
Special Assessment Receivables #6	4,795
Allowance for Doubtful Accounts - S/A	(4,795)
Prepaid Insurance	97,839
	<u>130,379</u>
	<u>\$ 588,451</u>

Greenwich Association, Inc.

Balance Sheet

August 31, 2021

Liabilities and Members' Equity

Accounts Payable	\$	64,745
Insurance Payable		91,520
Prepaid Maintenance		49,573
Security Deposits		126,475
Deferred Cable Contract		<u>15,148</u>
		<u>347,461</u>
Reserve Contract Liabilities / Fund Balances		
Reserves - General (Pooled)		250,219
Reserves - Interest		<u>863</u>
		<u>251,082</u>
Operating Fund Balance		
Fund Balance		130,136
Current Year Revenue (Expense)		<u>(140,228)</u>
		<u>(10,092)</u>
		<u>240,990</u>
	\$	<u><u>588,451</u></u>

Greenwich Association, Inc.
Statement of Revenues and Expenses
Actual Compared to Budget
For the 1 Month and 8 Months ended August 31, 2021

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance	Annual Budget
Revenues							
Owner Assessments	\$ 93,247	\$ 93,248	\$ (1)	\$ 745,975	\$ 745,985	\$ (10)	\$ 1,118,978
Reserve Assessment	-	6,390	(6,390)	-	51,117	(51,117)	76,676
Fee Income	-	-	-	100	-	100	-
Laundry	14,552	2,208	12,344	19,201	17,667	1,534	26,500
Key Income	75	-	75	575	-	575	-
Interest Income	83	-	83	550	-	550	-
Late Fee	525	83	442	1,975	667	1,308	1,000
Screening Fee	-	-	-	240	-	240	-
Gate Card Income	100	42	58	125	333	(208)	500
Filter Income	-	8	(8)	10	67	(57)	100
Miscellaneous Income	400	83	317	9,051	667	8,384	1,000
Deferred Comcast Income	322	322	-	2,578	2,578	-	3,867
Reserve Interest Transfer	(81)	-	(81)	(526)	-	(526)	-
Bad Debt Expense	-	(1,667)	1,667	(1,274)	(13,333)	12,059	(20,000)
	<u>109,223</u>	<u>100,717</u>	<u>8,506</u>	<u>778,580</u>	<u>805,748</u>	<u>(27,168)</u>	<u>1,208,621</u>
Total Revenues	<u>109,223</u>	<u>100,717</u>	<u>8,506</u>	<u>778,580</u>	<u>805,748</u>	<u>(27,168)</u>	<u>1,208,621</u>

Greenwich Association, Inc.
Statement of Revenues and Expenses
Actual Compared to Budget
For the 1 Month and 8 Months ended August 31, 2021

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance	Annual Budget
Operating Expenses							
Administrative:							
Accounting Fees	1,265	1,265	-	10,120	10,120	-	15,180
Year End Accounting	-	417	417	4,000	3,333	(667)	5,000
Legal Fees	6,243	1,167	(5,076)	19,655	9,333	(10,322)	14,000
Management Fees	1,550	1,550	-	12,400	12,400	-	18,600
License & Permit	880	417	(463)	6,502	3,333	(3,169)	5,000
Office Help	4,938	5,167	229	41,306	41,333	27	62,000
Office Supplies	247	250	3	1,139	2,000	861	3,000
Postage and Mail	665	333	(332)	2,472	2,667	195	4,000
	<u>15,788</u>	<u>10,566</u>	<u>(5,222)</u>	<u>97,594</u>	<u>84,519</u>	<u>(13,075)</u>	<u>126,780</u>
Community Room/Building:							
Greenwich Park Monthly Expense	6,107	6,107	-	34,870	48,853	13,983	73,280
	<u>6,107</u>	<u>6,107</u>	<u>-</u>	<u>34,870</u>	<u>48,853</u>	<u>13,983</u>	<u>73,280</u>
Contracts:							
Sanitation	1,921	2,000	79	14,013	16,000	1,987	24,000
Elevator	900	1,500	600	7,150	12,000	4,850	18,000
Elevator Phone	75	75	-	900	600	(300)	900
Cooling Tower	460	500	40	13,881	4,000	(9,881)	6,000
Lawn Maintenance	1,000	1,000	-	7,660	8,000	340	12,000
Pest Control	867	683	(184)	6,877	5,467	(1,410)	8,200
Maintenance Staff	7,602	10,167	2,565	60,812	81,333	20,521	122,000
	<u>12,825</u>	<u>15,925</u>	<u>3,100</u>	<u>111,293</u>	<u>127,400</u>	<u>16,107</u>	<u>191,100</u>
Insurance:							
Insurance	19,834	19,167	(667)	170,732	153,333	(17,399)	230,000
	<u>19,834</u>	<u>19,167</u>	<u>(667)</u>	<u>170,732</u>	<u>153,333</u>	<u>(17,399)</u>	<u>230,000</u>
Repairs and Maintenance:							
Maintenance Supplies	-	250	250	5,064	2,000	(3,064)	3,000
R&M - Electrical	-	667	667	1,494	5,333	3,839	8,000
R&M - Fire Alarm	182	333	151	5,195	2,667	(2,528)	4,000
R&M - General	17,393	7,724	(9,669)	235,740	61,790	(173,950)	92,685
R&M - Access Control	-	50	50	-	400	400	600
R&M - Trash Chute	420	417	(3)	4,723	3,333	(1,390)	5,000
R&M - Tree Trimming	(3,413)	833	4,246	2,580	6,667	4,087	10,000
R&M - Air Conditioning Systems	-	625	625	2,085	5,000	2,915	7,500
R&M - Parking Repairs	450	208	(242)	450	1,667	1,217	2,500
R&M - Roof Repairs	-	417	417	2,675	3,333	658	5,000
R&M - Plumbing	-	1,000	1,000	6,331	8,000	1,669	12,000
R&M - Generator & Water Tower	-	417	417	856	3,333	2,477	5,000
R&M - Sprinkler	-	167	167	1,735	1,333	(402)	2,000
R&M - Elevators	7,303	208	(7,095)	17,323	1,667	(15,656)	2,500
40 Year Certification	-	3,750	3,750	2,500	30,000	27,500	45,000
	<u>22,335</u>	<u>17,066</u>	<u>(5,269)</u>	<u>288,751</u>	<u>136,523</u>	<u>(152,228)</u>	<u>204,785</u>

Greenwich Association, Inc.
Statement of Revenues and Expenses
Actual Compared to Budget
For the 1 Month and 8 Months ended August 31, 2021

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance	Annual Budget
Utilities:							
Water & Sewer	20,175	17,333	(2,842)	150,372	138,667	(11,705)	208,000
Electricity	5,470	5,833	363	41,941	46,667	4,726	70,000
Telephone	678	833	155	5,454	6,667	1,213	10,000
Gas	2,401	1,500	(901)	17,798	12,000	(5,798)	18,000
	<u>28,724</u>	<u>25,499</u>	<u>(3,225)</u>	<u>215,565</u>	<u>204,001</u>	<u>(11,564)</u>	<u>306,000</u>
Reserve Transfer:							
Reserve Transfer	-	6,390	6,390	-	51,117	51,117	76,676
	<u>-</u>	<u>6,390</u>	<u>6,390</u>	<u>-</u>	<u>51,117</u>	<u>51,117</u>	<u>76,676</u>
Total Expenses	<u>105,613</u>	<u>100,720</u>	<u>(4,893)</u>	<u>918,805</u>	<u>805,746</u>	<u>(113,059)</u>	<u>1,208,621</u>
Excess Revenues (Expenses)	<u>\$ 3,610</u>	<u>\$ (3)</u>	<u>\$ 3,613</u>	<u>\$ (140,225)</u>	<u>\$ 2</u>	<u>\$ (140,227)</u>	<u>\$ -</u>

Greenwich Association, Inc.

General Ledger

August 1, 2021 - August 31, 2021

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
1030	Popular Community Bank- Operating			79,592.92		
08/01/21	1858		America Service Inds.		(7,601.55)	
08/01/21	1859		Juda Eskew & Associates, P.A.		(1,265.00)	
08/01/21	1860		Suncoast Elevator Solutions, Inc.		(900.00)	
08/01/21	1861		Sunrise Management		(1,550.00)	
08/02/21	Dep.1		LockBoxCR Batch # 2108020264		6,339.90	
08/02/21	DP01		Miscellaneous Income		9,529.83	
08/03/21	Dep.2		LockBoxCR Batch # 2108030450		1,310.91	
08/04/21	AUTO.4		FPL		(104.62)	
08/04/21	Dep.3		LockBoxCR Batch # 2108040598		1,489.72	
08/05/21	AUTO.1		Teco People's Gas		(1,039.06)	
08/05/21	CCARD2021 0805		CCARD Unit GAI-1-610		769.86	
08/05/21	Dep.4		ManCR Batch # 2108050850		579.98	
08/05/21	Dep.5		LockBoxCR Batch # 2108050927		5,201.37	
08/06/21	AUTO.7		IPFS Corporation		(18,539.59)	
08/06/21	Dep.6		LockBoxCR Batch # 2108061452		899.68	
08/09/21	ACHWEB202 10809		ACHWEB Unit GAI-1-211		372.43	
08/09/21	AUTO.5		AT&T		(549.66)	
08/09/21	Dep.8		LockBoxCR Batch # 2108092190		6,616.34	
08/10/21	CCARD2021 0810		CCARD Unit GAI-1-911		372.43	
08/10/21	Dep.7		EFTCR Batch # 2108091992		33,654.28	
08/10/21	Dep.9		LockBoxCR Batch # 2108102475		2,089.81	
08/11/21	ACHWEB202 10811		ACHWEB Unit GAI-1-PH02		600.09	
08/11/21	CCARD2021 0811		CCARD Unit GAI-1-1003		372.43	
08/11/21	Dep.10		LockBoxCR Batch # 2108112695		1,138.16	
08/12/21	1862		1.2.3. Locksmith, Corp.		(304.95)	
08/12/21	1863		ACG Engineering Services, Inc.		(880.00)	
08/12/21	1864		AGI International, Inc.		(460.10)	
08/12/21	1865		Avesta Biscayne		(7,131.80)	
08/12/21	1866		City of North Miami		(20,155.17)	
08/12/21	1867		Great American Business Products		(171.20)	
08/12/21	1868		Hollander, Goode, Lopez		(4,495.19)	
08/12/21	1869		Juda Eskew & Associates, P.A.		(665.00)	
08/12/21	1870		Miami Dade Exterminators Co.		(866.70)	
08/12/21	1871		Quill LLC		(226.73)	
08/12/21	1872		Rodriguez Tiles Services, LLC		(1,350.00)	
08/12/21	1873		Rodriguez Tiles Services, LLC		(400.00)	
08/12/21	1874		Sunrise Management		(2,469.00)	
08/12/21	1875		Waste Pro - Pembroke Pines		(1,920.90)	
08/12/21	1876		Tri-County Engineering & Inspection		(450.00)	
08/12/21	ACHWEB202 10812		ACHWEB Unit GAI-1-810		372.43	
08/12/21	Dep.11		ManCR Batch # 2108122798		8,284.94	
08/12/21	Dep.12		LockBoxCR Batch # 2108122861		4,420.13	
08/12/21	DP02		Miscellaneous Income		25.00	
08/12/21	DP03		Miscellaneous Income		5,022.36	
08/13/21	AUTO.2		FPL		(5,313.46)	
08/13/21	AUTO.3		FPL		(52.34)	
08/13/21	Dep.13		LockBoxCR Batch # 2108133108		2,880.71	
08/16/21	ACHWEB202 10816		ACHWEB Unit GAI-1-1110		372.43	
08/16/21	Dep.14		LockBoxCR Batch # 2108163269		3,557.67	
08/16/21	DP04		Miscellaneous Income		100.00	
08/18/21	AUTO.8		AT&T		(128.77)	
08/18/21	Dep.15		LockBoxCR Batch # 2108183614		625.00	

Greenwich Association, Inc.
General Ledger

August 1, 2021 - August 31, 2021

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
08/19/21	Dep.16		LockBoxCR Batch # 2108193745		1,535.46	
08/19/21	DP05		Miscellaneous Income		50.00	
08/19/21	DP06		Miscellaneous Income		50.00	
08/19/21	DP07		Miscellaneous Income		100.00	
08/19/21	DP08		Miscellaneous Income		75.00	
08/19/21	DP09		Miscellaneous Income		50.00	
08/20/21	Dep.17		LockBoxCR Batch # 2108203919		372.43	
08/23/21	Dep.18		LockBoxCR Batch # 2108234055		1,572.61	
08/24/21	Dep.19		LockBoxCR Batch # 2108244194		372.43	
08/26/21	1772		VOID - Green Horizon Services, Inc.		3,412.50	
08/26/21	1877		A-1 Balers & Compactors		(420.48)	
08/26/21	1878		City of North Miami		(20.08)	
08/26/21	1879		Florida's Choice Contracting		(15,166.58)	
08/26/21	1880		Jonathan R. Rubin, P.A.		(15.00)	
08/26/21	1881		Professional Inspection Group, Inc.		(260.00)	
08/26/21	1882		Pye Barker Fire & Safety, LLC		(181.90)	
08/26/21	1883		Quill LLC		(19.99)	
08/26/21	1884		Suncoast Elevator Solutions, Inc.		(5,467.91)	
08/26/21	1885		Suncoast Elevator Solutions, Inc.		(1,575.00)	
08/26/21	1886		Sunrise Management		(2,469.00)	
08/26/21	1890		Hollander, Goode, Lopez		(1,732.58)	
08/26/21	AUTO.6		FPL Energy Services		(1,362.38)	
08/26/21	Dep.20		LockBoxCR Batch # 2108264487		2,010.37	
08/26/21	DP10		Miscellaneous Income		100.00	
08/26/21	DP11		Miscellaneous Income		25.00	
08/30/21	Dep.21		LockBoxCR Batch # 2108304890		3,203.53	
08/31/21	Dep.22		LockBoxCR Batch # 2108315291		4,597.81	
08/31/21	INT		Interest Income		2.05	
08/31/21	RESF		Monthly Reserve Funding		(6,390.00)	
			Totals for 1030		<u>455.39</u>	<u>80,048.31</u>
1035 Popular Community Bank- S/A				465.62		
08/31/21	INT		Interest Income		0.01	
			Totals for 1035		<u>0.01</u>	<u>465.63</u>
1040 Popular Community Bank- Reserves				244,611.00		
08/31/21	INT		Interest Income		81.33	
08/31/21	RESF		Monthly Reserve Funding		6,390.00	
			Totals for 1040		<u>6,471.33</u>	<u>251,082.33</u>
1045 Popular Community Bank- Escrow				125,276.91		
08/02/21	DP01		Security Deposit		1,200.00	
			Totals for 1045		<u>1,200.00</u>	<u>126,476.91</u>
1200 Maintenance Receivables				35,129.90		
08/01/21	RE02.1		Reclass Prepaid Maintenance		(50,011.30)	
08/02/21	Dep.1		LockBoxCR Batch # 2108020264		(6,339.90)	
08/03/21	Dep.2		LockBoxCR Batch # 2108030450		(1,310.91)	
08/04/21	Dep.3		LockBoxCR Batch # 2108040598		(1,489.72)	
08/05/21	CCARD2021 0805		CCARD Unit GAI-1-610		(769.86)	
08/05/21	Dep.4		ManCR Batch # 2108050850		(579.98)	
08/05/21	Dep.5		LockBoxCR Batch # 2108050927		(5,201.37)	
08/06/21	Dep.6		LockBoxCR Batch # 2108061452		(899.68)	
08/09/21	ACHWEB202 10809		ACHWEB Unit GAI-1-211		(372.43)	
08/09/21	Dep.8		LockBoxCR Batch # 2108092190		(6,616.34)	
08/10/21	CCARD2021 0810		CCARD Unit GAI-1-911		(372.43)	

Greenwich Association, Inc.

General Ledger

August 1, 2021 - August 31, 2021

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
08/10/21	Dep.7		EFTCR Batch # 2108091992		(33,654.28)	
08/10/21	Dep.9		LockBoxCR Batch # 2108102475		(2,089.81)	
08/11/21	ACHWEB202 10811		ACHWEB Unit GAI-1-PH02		(600.09)	
08/11/21	CCARD2021 0811		CCARD Unit GAI-1-1003		(372.43)	
08/11/21	Dep.10		LockBoxCR Batch # 2108112695		(1,138.16)	
08/12/21	ACHWEB202 10812		ACHWEB Unit GAI-1-810		(372.43)	
08/12/21	Dep.11		ManCR Batch # 2108122798		(8,284.94)	
08/12/21	Dep.12		LockBoxCR Batch # 2108122861		(4,420.13)	
08/13/21	Dep.13		LockBoxCR Batch # 2108133108		(2,880.71)	
08/16/21	ACHWEB202 10816		ACHWEB Unit GAI-1-1110		(372.43)	
08/16/21	Dep.14		LockBoxCR Batch # 2108163269		(3,557.67)	
08/18/21	Dep.15		LockBoxCR Batch # 2108183614		(625.00)	
08/19/21	Dep.16		LockBoxCR Batch # 2108193745		(1,535.46)	
08/20/21	Dep.17		LockBoxCR Batch # 2108203919		(372.43)	
08/23/21	Dep.18		LockBoxCR Batch # 2108234055		(1,572.61)	
08/24/21	Dep.19		LockBoxCR Batch # 2108244194		(372.43)	
08/26/21	Dep.20		LockBoxCR Batch # 2108264487		(2,010.37)	
08/30/21	Dep.21		LockBoxCR Batch # 2108304890		(3,203.53)	
08/31/21	CHG.1		GenMaint 08/01/2021 - 08/31/2021		99,636.82	
08/31/21	Dep.22		LockBoxCR Batch # 2108315291		(4,597.81)	
08/31/21	LFE.1		GenLate 08/01/2021 - 08/31/2021		625.00	
08/31/21	LFE.2		L/CR 08/01/2021 - 08/31/2021		(100.00)	
08/31/21	RE02		Reclass Prepaid Maintenance		49,573.35	
			Totals for 1200		<u>3,738.53</u>	<u>38,868.43</u>
1205 Allowance for Doubtful Accounts				(6,329.24)		
			Totals for 1205		<u>0.00</u>	<u>(6,329.24)</u>
1210 Special Assessment Receivables #6				4,795.00		
			Totals for 1210		<u>0.00</u>	<u>4,795.00</u>
1215 Allowance for Doubtful Accounts - S/A				(4,794.80)		
			Totals for 1215		<u>0.00</u>	<u>(4,794.80)</u>
1850 Prepaid Insurance				117,672.26		
08/31/21	INS		Expense Prepaid Insurance		(19,833.52)	
			Totals for 1850		<u>(19,833.52)</u>	<u>97,838.74</u>
4010 Accounts Payable				(64,694.32)		
08/01/21	RE01.1		Record Accounts Payable		64,694.32	
08/31/21	RE01		Record Accounts Payable		(64,744.32)	
			Totals for 4010		<u>(50.00)</u>	<u>(64,744.32)</u>
4015 Insurance Payable				(110,059.44)		
08/06/21	AUTO.7		IPFS Corporation - FLS-103947 Payment #6		18,539.59	
			Totals for 4015		<u>18,539.59</u>	<u>(91,519.85)</u>
4150 Prepaid Maintenance				(50,011.30)		
08/01/21	RE02.1		Reclass Prepaid Maintenance		50,011.30	
08/31/21	RE02		Reclass Prepaid Maintenance		(49,573.35)	
			Totals for 4150		<u>437.95</u>	<u>(49,573.35)</u>
4165 Security Deposits				(125,275.00)		
08/02/21	DP01		Security Deposit		(1,200.00)	
			Totals for 4165		<u>(1,200.00)</u>	<u>(126,475.00)</u>

Greenwich Association, Inc.
General Ledger

August 1, 2021 - August 31, 2021

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
4170	Deferred Cable Contract			(15,470.12)		
08/31/21	GJ03		Recognize Cable Income		322.29	
			Totals for 4170		<u>322.29</u>	<u>(15,147.83)</u>
5500	Reserves - General (Pooled)			(243,829.20)		
08/31/21	RES		Record Reserve Funding		(6,390.00)	
			Totals for 5500		<u>(6,390.00)</u>	<u>(250,219.20)</u>
5505	Reserves - Interest			(781.98)		
08/31/21	RESIT		Reserve Interest Transfer		(81.33)	
			Totals for 5505		<u>(81.33)</u>	<u>(863.31)</u>
5800	Fund Balance			(130,135.84)		
			Totals for 5800		<u>0.00</u>	<u>(130,135.84)</u>
6010	Owner Assessments			(652,727.74)		
08/31/21	CHG.1		GenMaint 08/01/2021 - 08/31/2021		(99,636.82)	
08/31/21	RES		Record Reserve Funding		6,390.00	
			Totals for 6010		<u>(93,246.82)</u>	<u>(745,974.56)</u>
6013	Fee Income			(100.00)		
			Totals for 6013		<u>0.00</u>	<u>(100.00)</u>
6025	Laundry			(4,649.03)		
08/02/21	DP01		Miscellaneous Income - Laundry Income		(9,529.83)	
08/12/21	DP03		Miscellaneous Income - Laundry Income		(5,022.36)	
			Totals for 6025		<u>(14,552.19)</u>	<u>(19,201.22)</u>
6030	Key Income			(500.00)		
08/19/21	DP08		Miscellaneous Income - Key		(75.00)	
			Totals for 6030		<u>(75.00)</u>	<u>(575.00)</u>
6040	Interest Income			(466.88)		
08/31/21	INT		Interest Income		(83.39)	
			Totals for 6040		<u>(83.39)</u>	<u>(550.27)</u>
6045	Late Fee			(1,450.00)		
08/31/21	LFE.1		GenLate 08/01/2021 - 08/31/2021		(625.00)	
08/31/21	LFE.2		L/CR 08/01/2021 - 08/31/2021		100.00	
			Totals for 6045		<u>(525.00)</u>	<u>(1,975.00)</u>
6055	Screening Fee			(240.00)		
			Totals for 6055		<u>0.00</u>	<u>(240.00)</u>
6065	Gate Card Income			(25.00)		
08/12/21	DP02		Miscellaneous Income - FOB		(25.00)	
08/19/21	DP06		Miscellaneous Income - FOB		(50.00)	
08/26/21	DP11		Miscellaneous Income - FOB		(25.00)	
			Totals for 6065		<u>(100.00)</u>	<u>(125.00)</u>
6070	Filter Income			(9.50)		
			Totals for 6070		<u>0.00</u>	<u>(9.50)</u>
6075	Miscellaneous Income			(8,650.71)		
08/16/21	DP04		Miscellaneous Income - Furntiure Removal		(100.00)	
08/19/21	DP05		Miscellaneous Income - Water Shut Off		(50.00)	
08/19/21	DP07		Miscellaneous Income - Furniture Remaoval		(100.00)	

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Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
08/19/21	DP09		Miscellaneous Income - Violation		(50.00)	
08/26/21	DP10		Miscellaneous Income - Balcony Fee - Violation		(100.00)	
			Totals for 6075		<u>(400.00)</u>	<u>(9,050.71)</u>
6080	Deferred Comcast Income			(2,256.03)		
08/31/21	GJ03		Recognize Cable Income		(322.29)	
			Totals for 6080		<u>(322.29)</u>	<u>(2,578.32)</u>
6085	Reserve Interest Transfer			444.21		
08/31/21	RESIT		Reserve Interest Transfer		81.33	
			Totals for 6085		<u>81.33</u>	<u>525.54</u>
7020	Water & Sewer			130,197.11		
08/01/21	RE01.1		Record Accounts Payable		(35,000.00)	
08/12/21	1866		City of North Miami - Inv #07/29/21 - 06/02-07/01/21		20,155.17	
08/26/21	1878		City of North Miami - Inv #08/13/21 - 338266-388266 - 06/01-07/01/21		20.08	
08/31/21	RE01		Record Accounts Payable		35,000.00	
			Totals for 7020		<u>20,175.25</u>	<u>150,372.36</u>
7030	Electricity			36,470.79		
08/01/21	RE01.1		Record Accounts Payable		(5,679.98)	
08/04/21	AUTO.4		FPL - 56006-15271 - 06/23-07/24/21		104.62	
08/13/21	AUTO.2		FPL - 34752-18123 - 06/23-07/24/21		5,313.46	
08/13/21	AUTO.3		FPL - 64563-31005 - 06/23-07/24/21		52.34	
08/31/21	RE01		Record Accounts Payable		5,679.98	
			Totals for 7030		<u>5,470.42</u>	<u>41,941.21</u>
7035	Telephone			4,776.04		
08/09/21	AUTO.5		AT&T - 305 895-1156 030 0446- 07/01-07/31/21		549.66	
08/18/21	AUTO.8		AT&T - 308072533		128.77	
			Totals for 7035		<u>678.43</u>	<u>5,454.47</u>
7045	Gas			15,396.37		
08/01/21	RE01.1		Record Accounts Payable		(2,811.56)	
08/05/21	AUTO.1		Teco People's Gas - 211011672295 - 06/09-07/13/21		1,039.06	
08/26/21	AUTO.6		FPL Energy Services - 1100231747 - 07/22-08/12/21		1,362.38	
08/31/21	RE01		Record Accounts Payable		2,811.56	
			Totals for 7045		<u>2,401.44</u>	<u>17,797.81</u>
7110	Maintenance Supplies			5,064.08		
			Totals for 7110		<u>0.00</u>	<u>5,064.08</u>
7120	R&M - Electrical			1,493.75		
			Totals for 7120		<u>0.00</u>	<u>1,493.75</u>
7125	R&M - Fire Alarm			5,013.43		
08/26/21	1882		Pye Barker Fire & Safety, LLC - Inv #101578 - Service Call & Repairs		181.90	
			Totals for 7125		<u>181.90</u>	<u>5,195.33</u>
7130	R&M - General			218,347.72		
08/12/21	1862		1.2.3. Locksmith, Corp. - Inv #3372 - Door Repairs		304.95	
08/12/21	1867		Great American Business Products - Inv #43047667 - Paw Bags on a Roll		171.20	
08/12/21	1872		Rodriguez Tiles Services, LLC - Inv #081121 - Bathroom Ceiling #716		1,200.00	
08/12/21	1872		Rodriguez Tiles Services, LLC - Inv #081121-2 - Wall Crack #1409		150.00	

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Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
08/12/21	1873		Rodriguez Tiles Services, LLC - Inv #081121-3 - Wall Crack #PH14		200.00	
08/12/21	1873		Rodriguez Tiles Services, LLC - Inv #081121-4 - Garage Fence		200.00	
08/26/21	1879		Florida's Choice Contracting - Inv #21-109/1 - Drop 7		15,166.58	
			Totals for 7130		<u>17,392.73</u>	<u>235,740.45</u>
7140 R&M - Trash Chute				4,302.68		
08/26/21	1877		A-1 Balers & Compactors - Inv #32694 - Service Call - Repaired Damaged Hose Assembly		420.48	
			Totals for 7140		<u>420.48</u>	<u>4,723.16</u>
7145 R&M - Tree Trimming				5,992.50		
08/26/21	1772		VOID - Green Horizon Services, Inc. - VOID - Inv #04/26/21 - Tree/Palm Trimming Deposit		(3,412.50)	
			Totals for 7145		<u>(3,412.50)</u>	<u>2,580.00</u>
7150 R&M - Air Conditioning Systems				2,085.00		
			Totals for 7150		<u>0.00</u>	<u>2,085.00</u>
7155 R&M - Parking Repairs				0.00		
08/12/21	1876		Tri-County Engineering & Inspection - Inv #14572 - Replacement Cost Appraisal Parking Garage		450.00	
			Totals for 7155		<u>450.00</u>	<u>450.00</u>
7160 R&M - Roof Repairs				2,675.00		
			Totals for 7160		<u>0.00</u>	<u>2,675.00</u>
7170 R&M - Plumbing				6,331.00		
			Totals for 7170		<u>0.00</u>	<u>6,331.00</u>
7180 R&M - Generator & Water Tower				856.00		
			Totals for 7180		<u>0.00</u>	<u>856.00</u>
7185 R&M - Sprinkler				1,735.00		
			Totals for 7185		<u>0.00</u>	<u>1,735.00</u>
7190 R&M - Elevators				10,020.00		
08/26/21	1881		Professional Inspection Group, Inc. - Inv #15717 - Re-Inspection - 08/09/21		260.00	
08/26/21	1884		Suncoast Elevator Solutions, Inc. - Inv #31528 - Traction Cable Replacement		5,467.91	
08/26/21	1885		Suncoast Elevator Solutions, Inc. - Inv #31559 - Elevator Repair		1,575.00	
			Totals for 7190		<u>7,302.91</u>	<u>17,322.91</u>
7195 40 Year Certification				2,500.00		
			Totals for 7195		<u>0.00</u>	<u>2,500.00</u>
7305 Sanitation				12,092.55		
08/01/21	RE01.1		Record Accounts Payable		(1,876.95)	
08/12/21	1875		Waste Pro - Pembroke Pines - Inv #0001001029 - 07/01-07/31/21		1,920.90	
08/31/21	RE01		Record Accounts Payable		1,876.95	
			Totals for 7305		<u>1,920.90</u>	<u>14,013.45</u>
7310 Elevator				6,250.00		
08/01/21	1860		Suncoast Elevator Solutions, Inc. - Inv #31357 - 08/01-08/31/21		900.00	
			Totals for 7310		<u>900.00</u>	<u>7,150.00</u>

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Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
7315 Elevator Phone				825.00		
08/01/21	RE01.1		Record Accounts Payable		(600.00)	
08/31/21	RE01		Record Accounts Payable		675.00	
Totals for 7315					<u>75.00</u>	<u>900.00</u>
7325 Cooling Tower				13,420.70		
08/12/21	1864		AGI International, Inc. - Inv #29728 - Cooling System		460.10	
Totals for 7325					<u>460.10</u>	<u>13,880.80</u>
7345 Lawn Maintenance				6,660.00		
08/01/21	RE01.1		Record Accounts Payable		(10,000.00)	
08/31/21	RE01		Record Accounts Payable		11,000.00	
Totals for 7345					<u>1,000.00</u>	<u>7,660.00</u>
7360 Pest Control				6,010.20		
08/12/21	1870		Miami Dade Exterminators Co. - Inv #15440 - 08/01-08/31/21		866.70	
Totals for 7360					<u>866.70</u>	<u>6,876.90</u>
7370 Maintenance Staff				53,210.85		
08/01/21	1858		America Service Inds. - Inv #12620 - 08/01-08/31/21		7,601.55	
Totals for 7370					<u>7,601.55</u>	<u>60,812.40</u>
7500 Accounting Fees				8,855.00		
08/01/21	1859		Juda Eskew & Associates, P.A. - Inv #64893 - 08/01-08/31/21		1,265.00	
Totals for 7500					<u>1,265.00</u>	<u>10,120.00</u>
7502 Year End Accounting				4,000.00		
Totals for 7502					<u>0.00</u>	<u>4,000.00</u>
7505 Legal Fees				13,411.73		
08/12/21	1868		Hollander, Goode, Lopez - Inv #15554 - Professional Fees		4,495.19	
08/26/21	1880		Jonathan R. Rubin, P.A. - Inv #26525 - 000510 - Guerrier		15.00	
08/26/21	1890		Hollander, Goode, Lopez - Inv #15554 - Professional Services		1,732.58	
Totals for 7505					<u>6,242.77</u>	<u>19,654.50</u>
7510 Management Fees				10,850.00		
08/01/21	1861		Sunrise Management - Inv #07/29/21 - 08/01-08/31/21		1,550.00	
Totals for 7510					<u>1,550.00</u>	<u>12,400.00</u>
7525 License & Permit				5,621.84		
08/12/21	1863		ACG Engineering Services, Inc. - Inv #5332 - Permit Drawings		880.00	
Totals for 7525					<u>880.00</u>	<u>6,501.84</u>
7536 Office Help				36,368.25		
08/12/21	1874		Sunrise Management - Inv #08/2/21 - 07/19-08/01/21		2,469.00	
08/26/21	1886		Sunrise Management - Inv #08/2021 - 08/02-08/15/21		2,469.00	
Totals for 7536					<u>4,938.00</u>	<u>41,306.25</u>
7540 Office Supplies				892.34		
08/12/21	1871		Quill LLC - Inv #18213584 - Office Supplies		88.80	
08/12/21	1871		Quill LLC - Inv #18212733 - Office Supplies		137.93	
08/26/21	1883		Quill LLC - Inv #18586217 - Black Face Mask		19.99	
Totals for 7540					<u>246.72</u>	<u>1,139.06</u>

Greenwich Association, Inc.

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August 1, 2021 - August 31, 2021

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
7545 Postage and Mail				1,806.76		
08/12/21	1869		Juda Eskew & Associates, P.A. - Inv #64998 - 133 Late Letters		665.00	
Totals for 7545					<u>665.00</u>	<u>2,471.76</u>
7550 Greenwich Park Monthly Expense				28,763.53		
08/01/21	RE01.1		Record Accounts Payable		(8,725.83)	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Landscape - 06/2021		450.00	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Rust Prevention - 06/2021		84.60	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Trash Bags & Paper Rolls		36.20	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Playground Fence Repair		212.40	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Gym Treadmill Repair - Deposit		271.49	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Repairs Exterior Light Poles		1,134.00	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Large Pool Repair		936.00	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Small Pool Repair		320.20	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Chemical & Algae Treatment		61.20	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Pool Maintenance 06/2021		306.00	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Elevator & Alarm Phone - 06/2021		18.45	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Elevator & Alarm Phone - 06/2021		71.81	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - FPL -05/24-06/23/21		545.16	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Clubhouse Elevator Maint. - 06/2021		64.08	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Gas for Hot tub 05/08-06/08/21		13.50	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Common Area Cleaning		390.60	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Irrigation at Entrance 04/02-05/01/21		157.91	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Irrigation at 1470 NE 123 St. 04/02-05/01/21		58.18	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Pool & Spa Water 04/02-05/01/21		62.50	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Pest Control 06/2021		79.56	
08/12/21	1865		Avesta Biscayne - Inv #06/2021 - Security - 06/2021		1,857.96	
08/31/21	RE01		Record Accounts Payable		7,700.83	
Totals for 7550					<u>6,106.80</u>	<u>34,870.33</u>
7555 Insurance				150,898.94		
08/31/21	INS		Expense Prepaid Insurance		19,833.52	
Totals for 7555					<u>19,833.52</u>	<u>170,732.46</u>
7810 Bad Debt Expense				1,274.15		
Totals for 7810					<u>0.00</u>	<u>1,274.15</u>
Report Total						<u>0.00</u>
Net Revenue/(Expense)						
Current Period			3,610.24			
Year-to-Date			<u>(140,227.39)</u>			

Distribution count = 223

Greenwich Association, Inc.

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Date	Reference	Account	Description	Amount
Journal: General				
08/26/21	1772	1030	VOID - Green Horizon Services, Inc.	3,412.50
08/26/21	1772	7145	VOID - Inv #04/26/21 - Tree/Palm Trimming Deposit	(3,412.50)
08/01/21	1858	1030	America Service Inds.	(7,601.55)
08/01/21	1858	7370	Inv #12620 - 08/01-08/31/21	7,601.55
08/01/21	1859	1030	Juda Eskew & Associates, P.A.	(1,265.00)
08/01/21	1859	7500	Inv #64893 - 08/01-08/31/21	1,265.00
08/01/21	1860	1030	Suncoast Elevator Solutions, Inc.	(900.00)
08/01/21	1860	7310	Inv #31357 - 08/01-08/31/21	900.00
08/01/21	1861	1030	Sunrise Management	(1,550.00)
08/01/21	1861	7510	Inv #07/29/21 - 08/01-08/31/21	1,550.00
08/12/21	1862	1030	1.2.3. Locksmith, Corp.	(304.95)
08/12/21	1862	7130	Inv #3372 - Door Repairs	304.95
08/12/21	1863	1030	ACG Engineering Services, Inc.	(880.00)
08/12/21	1863	7525	Inv #5332 - Permit Drawings	880.00
08/12/21	1864	1030	AGI International, Inc.	(460.10)
08/12/21	1864	7325	Inv #29728 - Cooling System	460.10
08/12/21	1865	1030	Avesta Biscayne	(7,131.80)
08/12/21	1865	7550	Inv #06/2021 - Landscape - 06/2021	450.00
08/12/21	1865	7550	Inv #06/2021 - Rust Prevention - 06/2021	84.60
08/12/21	1865	7550	Inv #06/2021 - Trash Bags & Paper Rolls	36.20
08/12/21	1865	7550	Inv #06/2021 - Playground Fence Repair	212.40
08/12/21	1865	7550	Inv #06/2021 - Gym Treadmill Repair - Deposit	271.49
08/12/21	1865	7550	Inv #06/2021 - Repairs Exterior Light Poles	1,134.00
08/12/21	1865	7550	Inv #06/2021 - Large Pool Repair	936.00
08/12/21	1865	7550	Inv #06/2021 - Small Pool Repair	320.20
08/12/21	1865	7550	Inv #06/2021 - Chemical & Algae Treatment	61.20
08/12/21	1865	7550	Inv #06/2021 - Pool Maintenance 06/2021	306.00
08/12/21	1865	7550	Inv #06/2021 - Elevator & Alarm Phone - 06/2021	18.45
08/12/21	1865	7550	Inv #06/2021 - Elevator & Alarm Phone - 06/2021	71.81
08/12/21	1865	7550	Inv #06/2021 - FPL -05/24-06/23/21	545.16
08/12/21	1865	7550	Inv #06/2021 - Clubhouse Elevator Maint. - 06/2021	64.08
08/12/21	1865	7550	Inv #06/2021 - Gas for Hot tub 05/08-06/08/21	13.50
08/12/21	1865	7550	Inv #06/2021 - Common Area Cleaning	390.60
08/12/21	1865	7550	Inv #06/2021 - Irrigation at Entrance 04/02-05/01/21	157.91
08/12/21	1865	7550	Inv #06/2021 - Irrigation at 1470 NE 123 St.04/02-05/01/21	58.18
08/12/21	1865	7550	Inv #06/2021 - Pool & Spa Water 04/02-05/01/21	62.50
08/12/21	1865	7550	Inv #06/2021 - Pest Control 06/2021	79.56
08/12/21	1865	7550	Inv #06/2021 - Security - 06/2021	1,857.96
08/12/21	1866	1030	City of North Miami	(20,155.17)
08/12/21	1866	7020	Inv #07/29/21 - 06/02-07/01/21	20,155.17
08/12/21	1867	1030	Great American Business Products	(171.20)

Greenwich Association, Inc.

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Date	Reference	Account	Description	Amount
08/12/21	1867	7130	Inv #43047667 - Paw Bags on a Roll	171.20
08/12/21	1868	1030	Hollander, Goode, Lopez	(4,495.19)
08/12/21	1868	7505	Inv #15554 - Professional Fees	4,495.19
08/12/21	1869	1030	Juda Eskew & Associates, P.A.	(665.00)
08/12/21	1869	7545	Inv #64998 - 133 Late Letters	665.00
08/12/21	1870	1030	Miami Dade Exterminators Co.	(866.70)
08/12/21	1870	7360	Inv #15440 - 08/01-08/31/21	866.70
08/12/21	1871	1030	Quill LLC	(226.73)
08/12/21	1871	7540	Inv #18213584 - Office Supplies	88.80
08/12/21	1871	7540	Inv #18212733 - Office Supplies	137.93
08/12/21	1872	1030	Rodriguez Tiles Services, LLC	(1,350.00)
08/12/21	1872	7130	Inv #081121 - Bathroom Ceiling #716	1,200.00
08/12/21	1872	7130	Inv #081121-2 - Wall Crack #1409	150.00
08/12/21	1873	1030	Rodriguez Tiles Services, LLC	(400.00)
08/12/21	1873	7130	Inv #081121-3 - Wall Crack #PH14	200.00
08/12/21	1873	7130	Inv #081121-4 - Garage Fence	200.00
08/12/21	1874	1030	Sunrise Management	(2,469.00)
08/12/21	1874	7536	Inv #08/2/21 - 07/19-08/01/21	2,469.00
08/12/21	1875	1030	Waste Pro - Pembroke Pines	(1,920.90)
08/12/21	1875	7305	Inv #0001001029 - 07/01-07/31/21	1,920.90
08/12/21	1876	1030	Tri-County Engineering & Inspection	(450.00)
08/12/21	1876	7155	Inv #14572 - Replacement Cost Appraisal Parking Garage	450.00
08/26/21	1877	1030	A-1 Balers & Compactors	(420.48)
08/26/21	1877	7140	Inv #32694 - Service Call - Repaired Damaged Hose Assembly	420.48
08/26/21	1878	1030	City of North Miami	(20.08)
08/26/21	1878	7020	Inv #08/13/21 - 338266-388266 - 06/01-07/01/21	20.08
08/26/21	1879	1030	Florida's Choice Contracting	(15,166.58)
08/26/21	1879	7130	Inv #21-109/1 - Drop 7	15,166.58
08/26/21	1880	1030	Jonathan R. Rubin, P.A.	(15.00)
08/26/21	1880	7505	Inv #26525 - 000510 - Guerrier	15.00
08/26/21	1881	1030	Professional Inspection Group, Inc.	(260.00)
08/26/21	1881	7190	Inv #15717 - Re-Inspection - 08/09/21	260.00
08/26/21	1882	1030	Pye Barker Fire & Safety, LLC	(181.90)
08/26/21	1882	7125	Inv #101578 - Service Call & Repairs	181.90
08/26/21	1883	1030	Quill LLC	(19.99)
08/26/21	1883	7540	Inv #18586217 - Black Face Mask	19.99
08/26/21	1884	1030	Suncoast Elevator Solutions, Inc.	(5,467.91)
08/26/21	1884	7190	Inv #31528 - Traction Cable Replacement	5,467.91

Greenwich Association, Inc.

Journals

August 1, 2021 - August 31, 2021

Date	Reference	Account	Description	Amount
08/26/21	1885	1030	Suncoast Elevator Solutions, Inc.	(1,575.00)
08/26/21	1885	7190	Inv #31559 - Elevator Repair	1,575.00
08/26/21	1886	1030	Sunrise Management	(2,469.00)
08/26/21	1886	7536	Inv #08/2021 - 08/02-08/15/21	2,469.00
08/26/21	1890	1030	Hollander, Goode, Lopez	(1,732.58)
08/26/21	1890	7505	Inv #15554 - Professional Services	1,732.58
08/09/21	ACHWEB20210 809	1030	ACHWEB Unit GAI-1-211	372.43
08/09/21	ACHWEB20210 809	1200	ACHWEB Unit GAI-1-211	(372.43)
08/11/21	ACHWEB20210 811	1030	ACHWEB Unit GAI-1-PH02	600.09
08/11/21	ACHWEB20210 811	1200	ACHWEB Unit GAI-1-PH02	(600.09)
08/12/21	ACHWEB20210 812	1030	ACHWEB Unit GAI-1-810	372.43
08/12/21	ACHWEB20210 812	1200	ACHWEB Unit GAI-1-810	(372.43)
08/16/21	ACHWEB20210 816	1030	ACHWEB Unit GAI-1-1110	372.43
08/16/21	ACHWEB20210 816	1200	ACHWEB Unit GAI-1-1110	(372.43)
08/05/21	AUTO.1	1030	Teco People's Gas	(1,039.06)
08/05/21	AUTO.1	7045	211011672295 - 06/09-07/13/21	1,039.06
08/13/21	AUTO.2	1030	FPL	(5,313.46)
08/13/21	AUTO.2	7030	34752-18123 - 06/23-07/24/21	5,313.46
08/13/21	AUTO.3	1030	FPL	(52.34)
08/13/21	AUTO.3	7030	64563-31005 - 06/23-07/24/21	52.34
08/04/21	AUTO.4	1030	FPL	(104.62)
08/04/21	AUTO.4	7030	56006-15271 - 06/23-07/24/21	104.62
08/09/21	AUTO.5	1030	AT&T	(549.66)
08/09/21	AUTO.5	7035	305 895-1156 030 0446- 07/01-07/31/21	549.66
08/26/21	AUTO.6	1030	FPL Energy Services	(1,362.38)
08/26/21	AUTO.6	7045	1100231747 - 07/22-08/12/21	1,362.38
08/06/21	AUTO.7	1030	IPFS Corporation	(18,539.59)
08/06/21	AUTO.7	4015	FLS-103947 Payment #6	18,539.59
08/18/21	AUTO.8	1030	AT&T	(128.77)
08/18/21	AUTO.8	7035	308072533	128.77
08/05/21	CCARD202108 05	1030	CCARD Unit GAI-1-610	769.86
08/05/21	CCARD202108 05	1200	CCARD Unit GAI-1-610	(769.86)
08/10/21	CCARD202108 10	1030	CCARD Unit GAI-1-911	372.43

Greenwich Association, Inc.

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August 1, 2021 - August 31, 2021

Date	Reference	Account	Description	Amount
08/10/21	CCARD202108 10	1200	CCARD Unit GAI-1-911	(372.43)
08/11/21	CCARD202108 11	1030	CCARD Unit GAI-1-1003	372.43
08/11/21	CCARD202108 11	1200	CCARD Unit GAI-1-1003	(372.43)
08/31/21	CHG.1	1200	GenMaint 08/01/2021 - 08/31/2021	99,636.82
08/31/21	CHG.1	6010	GenMaint 08/01/2021 - 08/31/2021	(99,636.82)
08/02/21	Dep.1	1030	LockBoxCR Batch # 2108020264	6,339.90
08/02/21	Dep.1	1200	LockBoxCR Batch # 2108020264	(6,339.90)
08/03/21	Dep.2	1030	LockBoxCR Batch # 2108030450	1,310.91
08/03/21	Dep.2	1200	LockBoxCR Batch # 2108030450	(1,310.91)
08/04/21	Dep.3	1030	LockBoxCR Batch # 2108040598	1,489.72
08/04/21	Dep.3	1200	LockBoxCR Batch # 2108040598	(1,489.72)
08/05/21	Dep.4	1030	ManCR Batch # 2108050850	579.98
08/05/21	Dep.4	1200	ManCR Batch # 2108050850	(579.98)
08/05/21	Dep.5	1030	LockBoxCR Batch # 2108050927	5,201.37
08/05/21	Dep.5	1200	LockBoxCR Batch # 2108050927	(5,201.37)
08/06/21	Dep.6	1030	LockBoxCR Batch # 2108061452	899.68
08/06/21	Dep.6	1200	LockBoxCR Batch # 2108061452	(899.68)
08/10/21	Dep.7	1030	EFTCR Batch # 2108091992	33,654.28
08/10/21	Dep.7	1200	EFTCR Batch # 2108091992	(33,654.28)
08/09/21	Dep.8	1030	LockBoxCR Batch # 2108092190	6,616.34
08/09/21	Dep.8	1200	LockBoxCR Batch # 2108092190	(6,616.34)
08/10/21	Dep.9	1030	LockBoxCR Batch # 2108102475	2,089.81
08/10/21	Dep.9	1200	LockBoxCR Batch # 2108102475	(2,089.81)
08/11/21	Dep.10	1030	LockBoxCR Batch # 2108112695	1,138.16
08/11/21	Dep.10	1200	LockBoxCR Batch # 2108112695	(1,138.16)
08/12/21	Dep.11	1030	ManCR Batch # 2108122798	8,284.94
08/12/21	Dep.11	1200	ManCR Batch # 2108122798	(8,284.94)
08/12/21	Dep.12	1030	LockBoxCR Batch # 2108122861	4,420.13
08/12/21	Dep.12	1200	LockBoxCR Batch # 2108122861	(4,420.13)
08/13/21	Dep.13	1030	LockBoxCR Batch # 2108133108	2,880.71
08/13/21	Dep.13	1200	LockBoxCR Batch # 2108133108	(2,880.71)
08/16/21	Dep.14	1030	LockBoxCR Batch # 2108163269	3,557.67
08/16/21	Dep.14	1200	LockBoxCR Batch # 2108163269	(3,557.67)
08/18/21	Dep.15	1030	LockBoxCR Batch # 2108183614	625.00
08/18/21	Dep.15	1200	LockBoxCR Batch # 2108183614	(625.00)
08/19/21	Dep.16	1030	LockBoxCR Batch # 2108193745	1,535.46
08/19/21	Dep.16	1200	LockBoxCR Batch # 2108193745	(1,535.46)

Greenwich Association, Inc.

Journals

August 1, 2021 - August 31, 2021

Date	Reference	Account	Description	Amount
08/20/21	Dep.17	1030	LockBoxCR Batch # 2108203919	372.43
08/20/21	Dep.17	1200	LockBoxCR Batch # 2108203919	(372.43)
08/23/21	Dep.18	1030	LockBoxCR Batch # 2108234055	1,572.61
08/23/21	Dep.18	1200	LockBoxCR Batch # 2108234055	(1,572.61)
08/24/21	Dep.19	1030	LockBoxCR Batch # 2108244194	372.43
08/24/21	Dep.19	1200	LockBoxCR Batch # 2108244194	(372.43)
08/26/21	Dep.20	1030	LockBoxCR Batch # 2108264487	2,010.37
08/26/21	Dep.20	1200	LockBoxCR Batch # 2108264487	(2,010.37)
08/30/21	Dep.21	1030	LockBoxCR Batch # 2108304890	3,203.53
08/30/21	Dep.21	1200	LockBoxCR Batch # 2108304890	(3,203.53)
08/31/21	Dep.22	1030	LockBoxCR Batch # 2108315291	4,597.81
08/31/21	Dep.22	1200	LockBoxCR Batch # 2108315291	(4,597.81)
08/02/21	DP01	1030	Miscellaneous Income	9,529.83
08/02/21	DP01	6025	Laundry Income	(9,529.83)
08/02/21	DP01	1045	Security Deposit	1,200.00
08/02/21	DP01	4165	Security Deposit	(1,200.00)
08/12/21	DP02	1030	Miscellaneous Income	25.00
08/12/21	DP02	6065	FOB	(25.00)
08/12/21	DP03	1030	Miscellaneous Income	5,022.36
08/12/21	DP03	6025	Laundry Income	(5,022.36)
08/16/21	DP04	1030	Miscellaneous Income	100.00
08/16/21	DP04	6075	Furntiure Removal	(100.00)
08/19/21	DP05	1030	Miscellaneous Income	50.00
08/19/21	DP05	6075	Water Shut Off	(50.00)
08/19/21	DP06	1030	Miscellaneous Income	50.00
08/19/21	DP06	6065	FOB	(50.00)
08/19/21	DP07	1030	Miscellaneous Income	100.00
08/19/21	DP07	6075	Furniture Remaoval	(100.00)
08/19/21	DP08	1030	Miscellaneous Income	75.00
08/19/21	DP08	6030	Key	(75.00)
08/19/21	DP09	1030	Miscellaneous Income	50.00
08/19/21	DP09	6075	Violation	(50.00)
08/26/21	DP10	1030	Miscellaneous Income	100.00
08/26/21	DP10	6075	Balcony Fee - Violation	(100.00)
08/26/21	DP11	1030	Miscellaneous Income	25.00
08/26/21	DP11	6065	FOB	(25.00)
08/31/21	GJ03	4170	Recognize Cable Income	322.29
08/31/21	GJ03	6080	Recognize Cable Income	(322.29)
08/31/21	INS	7555	Expense Prepaid Insurance	19,833.52

Greenwich Association, Inc.

Journals

August 1, 2021 - August 31, 2021

Date	Reference	Account	Description	Amount
08/31/21	INS	1850	Expense Prepaid Insurance	(19,833.52)
08/31/21	INT	1030	Interest Income	2.05
08/31/21	INT	1035	Interest Income	0.01
08/31/21	INT	1040	Interest Income	81.33
08/31/21	INT	6040	Interest Income	(83.39)
08/31/21	LFE.1	1200	GenLate 08/01/2021 - 08/31/2021	625.00
08/31/21	LFE.1	6045	GenLate 08/01/2021 - 08/31/2021	(625.00)
08/31/21	LFE.2	6045	L/CR 08/01/2021 - 08/31/2021	100.00
08/31/21	LFE.2	1200	L/CR 08/01/2021 - 08/31/2021	(100.00)
08/31/21	RE01	7020	Record Accounts Payable	35,000.00
08/31/21	RE01	7030	Record Accounts Payable	5,679.98
08/31/21	RE01	7045	Record Accounts Payable	2,811.56
08/31/21	RE01	7305	Record Accounts Payable	1,876.95
08/31/21	RE01	7345	Record Accounts Payable	11,000.00
08/31/21	RE01	7315	Record Accounts Payable	675.00
08/31/21	RE01	7550	Record Accounts Payable	7,700.83
08/31/21	RE01	4010	Record Accounts Payable	(64,744.32)
08/01/21	RE01.1	7020	Record Accounts Payable	(35,000.00)
08/01/21	RE01.1	7030	Record Accounts Payable	(5,679.98)
08/01/21	RE01.1	7045	Record Accounts Payable	(2,811.56)
08/01/21	RE01.1	7305	Record Accounts Payable	(1,876.95)
08/01/21	RE01.1	7345	Record Accounts Payable	(10,000.00)
08/01/21	RE01.1	7315	Record Accounts Payable	(600.00)
08/01/21	RE01.1	7550	Record Accounts Payable	(8,725.83)
08/01/21	RE01.1	4010	Record Accounts Payable	64,694.32
08/31/21	RE02	1200	Reclass Prepaid Maintenance	49,573.35
08/31/21	RE02	4150	Reclass Prepaid Maintenance	(49,573.35)
08/01/21	RE02.1	1200	Reclass Prepaid Maintenance	(50,011.30)
08/01/21	RE02.1	4150	Reclass Prepaid Maintenance	50,011.30
08/31/21	RES	6010	Record Reserve Funding	6,390.00
08/31/21	RES	5500	Record Reserve Funding	(6,390.00)
08/31/21	RESF	1030	Monthly Reserve Funding	(6,390.00)
08/31/21	RESF	1040	Monthly Reserve Funding	6,390.00
08/31/21	RESIT	6085	Reserve Interest Transfer	81.33
08/31/21	RESIT	5505	Reserve Interest Transfer	(81.33)
Transaction Balance for General				0.00

Transaction Totals

Total Debits	585,892.36
Total Credits	585,892.36

Greenwich Association, Inc.
Bank Account Reconciliation Worksheet

Popular Community Bank- Oper- (1030)

August 1, 2021 - August 31, 2021

Reference	Date	GL Account	Description	Amount
Reconciled Bank Information				
			Ending Bank Balance	119,868.04
Open Deposits & Additions				
			Total	<u>0.00</u>
Open Checks & Payments				
1702	04/01/21	7315	Coastal Elevator Communication & Consultant Servic	225.00
1787	06/17/21	7130	1.2.3. Locksmith, Corp.	128.40
1796	06/17/21	7130	Culmer Miantenance LLC	6,955.00
1804	06/17/21	7130	Sherwin-Williams Company #702929	157.67
1850	07/29/21	7525	Miami-Dade Internal Services Dept.	225.00
1862	08/12/21	7130	1.2.3. Locksmith, Corp.	304.95
1868	08/12/21	7505	Hollander, Goode, Lopez	4,495.19
1877	08/26/21	7140	A-1 Balers & Compactors	420.48
1878	08/26/21	7020	City of North Miami	20.08
1879	08/26/21	7130	Florida's Choice Contracting	15,166.58
1880	08/26/21	7505	Jonathan R. Rubin, P.A.	15.00
1881	08/26/21	7190	Professional Inspection Group, Inc.	260.00
1882	08/26/21	7125	Pye Barker Fire & Safety, LLC	181.90
1883	08/26/21	7540	Quill LLC	19.99
1884	08/26/21	7190	Suncoast Elevator Solutions, Inc.	5,467.91
1885	08/26/21	7190	Suncoast Elevator Solutions, Inc.	1,575.00
1886	08/26/21	7536	Sunrise Management	2,469.00
1890	08/26/21	7505	Hollander, Goode, Lopez	1,732.58
			Total	<u>39,819.73</u>
			Reconciled Bank Balance	<u><u>80,048.31</u></u>
Bank Account Reconciliation Summary				
Bank Statement Information				
Beginning Bank Balance				106,330.79
+ Cleared Deposits & Additions				111,884.58
- Cleared Checks & Payments				98,347.33
Ending Bank Balance				<u>119,868.04</u>
Reconciled Bank Information				
+ Open Deposits & Additions				0.00
- Open Checks & Payments				39,819.73
Reconciled Bank Balance				<u><u>80,048.31</u></u>
General Ledger Information				
Unadjusted General Ledger Balance				80,048.31
+/- Total Adjustments				0.00
Adjusted General Ledger Balance				<u><u>80,048.31</u></u>
Unreconciled Amount				
				<u><u>0.00</u></u>

Greenwich Association, Inc.
Bank Account Reconciliation Worksheet

Popular Community Bank- S/A- (1035)
 August 1, 2021 - August 31, 2021

Reference	Date	GL Account	Description	Amount
Reconciled Bank Information				
			Ending Bank Balance	465.63
Open Deposits & Additions			Total	<u>0.00</u>
Open Checks & Payments			Total	<u>0.00</u>
			Reconciled Bank Balance	<u><u>465.63</u></u>
Bank Account Reconciliation Summary				
Bank Statement Information				
			Beginning Bank Balance	465.62
			+ Cleared Deposits & Additions	0.01
			- Cleared Checks & Payments	<u>0.00</u>
			Ending Bank Balance	465.63
Reconciled Bank Information				
			+ Open Deposits & Additions	0.00
			- Open Checks & Payments	<u>0.00</u>
			Reconciled Bank Balance	<u><u>465.63</u></u>
General Ledger Information				
			Unadjusted General Ledger Balance	465.63
			+/- Total Adjustments	<u>0.00</u>
			Adjusted General Ledger Balance	<u><u>465.63</u></u>
			Unreconciled Amount	<u><u>0.00</u></u>

Greenwich Association, Inc.
Bank Account Reconciliation Worksheet

Popular Community Bank- Reserves- (1040)

August 1, 2021 - August 31, 2021

Reference	Date	GL Account	Description	Amount
Reconciled Bank Information				
			Ending Bank Balance	251,082.33
Open Deposits & Additions				
			Total	<u>0.00</u>
Open Checks & Payments				
			Total	<u>0.00</u>
			Reconciled Bank Balance	<u><u>251,082.33</u></u>
Bank Account Reconciliation Summary				
Bank Statement Information				
			Beginning Bank Balance	244,611.00
			+ Cleared Deposits & Additions	6,471.33
			- Cleared Checks & Payments	<u>0.00</u>
			Ending Bank Balance	251,082.33
Reconciled Bank Information				
			+ Open Deposits & Additions	0.00
			- Open Checks & Payments	<u>0.00</u>
			Reconciled Bank Balance	<u><u>251,082.33</u></u>
General Ledger Information				
			Unadjusted General Ledger Balance	251,082.33
			+/- Total Adjustments	<u>0.00</u>
			Adjusted General Ledger Balance	<u><u>251,082.33</u></u>
			Unreconciled Amount	<u><u>0.00</u></u>

Greenwich Association, Inc.
Bank Account Reconciliation Worksheet

Popular Community Bank- Escrow- (1045)

August 1, 2021 - August 31, 2021

Reference	Date	GL Account	Description	Amount
Reconciled Bank Information				
			Ending Bank Balance	126,476.91
Open Deposits & Additions			Total	<u>0.00</u>
Open Checks & Payments			Total	<u>0.00</u>
			Reconciled Bank Balance	<u><u>126,476.91</u></u>
Bank Account Reconciliation Summary				
Bank Statement Information				
			Beginning Bank Balance	127,626.91
			+ Cleared Deposits & Additions	1,200.00
			- Cleared Checks & Payments	<u>2,350.00</u>
			Ending Bank Balance	126,476.91
Reconciled Bank Information				
			+ Open Deposits & Additions	0.00
			- Open Checks & Payments	<u>0.00</u>
			Reconciled Bank Balance	<u><u>126,476.91</u></u>
General Ledger Information				
			Unadjusted General Ledger Balance	126,476.91
			+/- Total Adjustments	<u>0.00</u>
			Adjusted General Ledger Balance	<u><u>126,476.91</u></u>
			Unreconciled Amount	<u><u>0.00</u></u>