

ELLIOTT MERRILL



COMMUNITY MANAGEMENT

835 20<sup>th</sup> Place, Vero Beach, FL 32960

**Pebble Beach Villas  
January 2020  
PROPERTY REPORT**

FROM: Mike Gallagher, Community Association Manager  
TO: Board of Directors – Pebble Beach Villas  
DATE: February 21, 2020  
RE: Financial & Property Report as of January 31, 2020

Please find the current month financial and property update report from Mike Gallagher, Community Association Manager, and Elliott Merrill Community Management.

**EXPENSES FOR THE CURRENT MONTH:** \$32,620 with a budget of \$25,857 or \$6,762 over budget for the month.

Variances by Category:

- Administrative Expenses: \$455 over budget due to Corporate fees and Supplies/copies
- Building Operations: \$1,012 under budget
- Landscape & Grounds Expense: **\$7,616 over budget due to north fence plantings**
- Recreation Facilities: \$170 under budget.
- Utilities: \$336 over budget due to electricity and water/sewer.
- Miscellaneous: \$417 under budget.

**YEAR TO DATE EXPENSES:** \$33,620 with a budget of \$25,857 or \$6,762 over budget for year.

Variances by Category:

- Administrative Expenses: \$455 over budget (see above).
- Building & Operations: \$1,012 under budget
- Landscape & Grounds Expense: \$7,616 over budget (see above).
- Recreation Facilities: \$170 under budget.
- Utilities: \$336 over budget due to electricity and water/sewer.
- Miscellaneous: \$417 under budget.

**Reserves:** \$415,567

**Owner's Equity:** \$61,772

**Accounts Receivable:** \$483

**Maintenance:**

- Hired new clubhouse cleaning company
- Re-landscaped north fence
- Painted Pool coping
- Repaired roof leaks A5 & A6
- New tennis ball machine battery purchased
- Repaired mainline irrigation under Bldg B driveway
- Cleaned out clubhouse maintenance closet
- Repaired washer building E
- Performed annual backflow testing
- Power wash catwalks and sidewalks
- General maintenance of pool
- Maintenance of irrigation system

### **Upcoming Management Items:**

- Correct flooding south of bldg. F
- Address woodpecker holes and aging soffits
- Check/clean bldg gutters
- Replace common doors as needed
- Replace 2 clubhouse utility doors and frames
- Inspect building exteriors for defects/repairs before painting
- Check catwalks and columns for spalling
- Update bank signature cards for new Board
- Price removing AC fences
- Investigate fencing behind bldg F
- Talk to County Parks Dept about trimming sea grape hedge east of property
- Transfer website billing C/O Elliott Merrill

### **Contact Us:**

- Maintenance questions, problems or suggestions:  
Paola Alvarado at 772-569-9853 ext. 136 or [paolaa@elliottmerrill.com](mailto:paolaa@elliottmerrill.com)
- Accounts Receivable questions re: coupons, payments, etc:  
Kathy Ashcroft at ext. 112 or [kathya@elliottmerrill.com](mailto:kathya@elliottmerrill.com)
- Night/Weekend Emergency Maintenance Only: 772-569-9853
- Check out our website. Find Docs, Rules & Regs, and more at [www.elliottmerrill.com](http://www.elliottmerrill.com).

Pebble Beach Villas Inc  
Balance Sheet  
Period Through: 1/31/2020

**Assets**

Cash - Operating	
10205 - Seacoast - Chk	\$5,602.90
10215 - Synovus - Op Chk	\$25,929.50
10216 - Synovus - Op MM	\$40,510.86
Cash - Operating Total	<u>\$72,043.26</u>

Cash - Reserves	
10305 - SunTrust - Rsv MM	\$44,337.99
10306 - Bank United - Rsv MM	\$46,805.70
10307 - Synovus - Rsv CD - 3.5% - Matures 5/2020	\$101,663.15
10308 - IBMSECU - Rsv CD - 3.01% - 4/2021	\$122,760.28
10309 - IBMSECU - Rsv CD - 1.87% - 1/2022	\$100,000.00
Cash - Reserves Total	<u>\$415,567.12</u>

Other Assets	
10610 - Accounts Receivable	\$483.21
10621 - A/R - Clearing	\$463.24
11610 - Prepaid Insurance	\$23,599.19
Other Assets Total	<u>\$24,545.64</u>

Assets Total \$512,156.02

**Liabilities and Equity**

Liability	
23110 - Accounts Payable	\$2,754.45
23130 - Income Taxes Payable	\$1,039.00
24110 - Prepaid Maintenance Fees	\$31,023.19
Liability Total	<u>\$34,816.64</u>

Reserves	
35010 - Roofing Reserve	\$217,644.14
35020 - Painting Reserve	\$81,883.01
35030 - Paving Reserve	\$31,900.45
35060 - Recreation Reserve	\$16,205.74
35140 - Building Reserve	\$67,933.78
Reserves Total	<u>\$415,567.12</u>

Equity	
44910 - Operating Balance, January 1	\$67,344.18
Equity Total	<u>\$67,344.18</u>

Net Income (\$5,571.92)

Liabilities & Equity Total \$512,156.02

Pebble Beach Villas Inc  
Income/Expense Statement  
1/1/2020 - 1/31/2020

Accounts	1/1/2020 - 1/31/2020			1/1/2020 - 1/31/2020			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Income</b>							
<u>Income</u>							
55110 - Current Assessments	\$26,463.00	\$26,463.00	\$0.00	\$26,463.00	\$26,463.00	\$0.00	\$317,556.00
55120 - Interest Income	\$12.09	\$0.00	\$12.09	\$12.09	\$0.00	\$12.09	\$0.00
55161 - App Processing Fees Expense	(\$25.00)	\$0.00	(\$25.00)	(\$25.00)	\$0.00	(\$25.00)	\$0.00
<u>Total Income</u>	\$26,450.09	\$26,463.00	(\$12.91)	\$26,450.09	\$26,463.00	(\$12.91)	\$317,556.00
<u>Miscellaneous Income</u>							
55150 - Laundry Income	\$597.75	\$250.00	\$347.75	\$597.75	\$250.00	\$347.75	\$3,000.00
<u>Total Miscellaneous Income</u>	\$597.75	\$250.00	\$347.75	\$597.75	\$250.00	\$347.75	\$3,000.00
<b>Total Income</b>	\$27,047.84	\$26,713.00	\$334.84	\$27,047.84	\$26,713.00	\$334.84	\$320,556.00
<b>Expense</b>							
<u>Administrative Expenses</u>							
61100 - Annual Review & Tax Prep	\$0.00	\$145.83	\$145.83	\$0.00	\$145.83	\$145.83	\$1,750.00
61300 - Corporate/Condo Fees	\$288.00	\$29.08	(\$258.92)	\$288.00	\$29.08	(\$258.92)	\$349.00
61400 - Insurance	\$8,604.69	\$8,603.58	(\$1.11)	\$8,604.69	\$8,603.58	(\$1.11)	\$103,243.00
61500 - Legal Fees	\$0.00	\$83.33	\$83.33	\$0.00	\$83.33	\$83.33	\$1,000.00
61550 - Management Services	\$1,880.50	\$1,880.50	\$0.00	\$1,880.50	\$1,880.50	\$0.00	\$22,566.00
61660 - Office Supplies/Copies/Postage	\$634.89	\$183.33	(\$451.56)	\$634.89	\$183.33	(\$451.56)	\$2,200.00
61800 - Telephone	\$109.57	\$137.50	\$27.93	\$109.57	\$137.50	\$27.93	\$1,650.00
<u>Total Administrative Expenses</u>	\$11,517.65	\$11,063.15	(\$454.50)	\$11,517.65	\$11,063.15	(\$454.50)	\$132,758.00
<u>Buildings Operations</u>							
63300 - Building Maintenance Supplies & Repairs	\$646.26	\$958.33	\$312.07	\$646.26	\$958.33	\$312.07	\$11,500.00
63800 - Pest Control: Buildings	\$392.69	\$541.67	\$148.98	\$392.69	\$541.67	\$148.98	\$6,500.00
65200 - Cleaning Labor	\$400.00	\$429.17	\$29.17	\$400.00	\$429.17	\$29.17	\$5,150.00
65300 - Maintenance Labor	\$2,268.48	\$2,790.00	\$521.52	\$2,268.48	\$2,790.00	\$521.52	\$33,480.00
<u>Total Buildings Operations</u>	\$3,707.43	\$4,719.17	\$1,011.74	\$3,707.43	\$4,719.17	\$1,011.74	\$56,630.00
<u>Grounds/Landscape</u>							
66300 - Landscape Maintenance	\$2,577.00	\$2,650.00	\$73.00	\$2,577.00	\$2,650.00	\$73.00	\$31,800.00
66400 - Irrigation Supplies & Repairs	\$1,739.53	\$208.33	(\$1,531.20)	\$1,739.53	\$208.33	(\$1,531.20)	\$2,500.00
66450 - Irrigation Water	\$219.76	\$350.00	\$130.24	\$219.76	\$350.00	\$130.24	\$4,200.00
66600 - Landscape Replacement & Mulch	\$8,120.00	\$1,041.67	(\$7,078.33)	\$8,120.00	\$1,041.67	(\$7,078.33)	\$12,500.00
66700 - Landscape Weed, Pest & Fertilization	\$235.00	\$441.67	\$206.67	\$235.00	\$441.67	\$206.67	\$5,300.00
66800 - Tree Trimming	\$0.00	\$583.33	\$583.33	\$0.00	\$583.33	\$583.33	\$7,000.00
<u>Total Grounds/Landscape</u>	\$12,891.29	\$5,275.00	(\$7,616.29)	\$12,891.29	\$5,275.00	(\$7,616.29)	\$63,300.00
<u>Recreation Facilities</u>							
70130 - Clubhouse Service & Repairs	\$0.00	\$166.67	\$166.67	\$0.00	\$166.67	\$166.67	\$2,000.00
71400 - Pool Supplies & Repairs	\$0.00	\$250.00	\$250.00	\$0.00	\$250.00	\$250.00	\$3,000.00
73000 - Tennis Courts Repairs	\$263.59	\$16.67	(\$246.92)	\$263.59	\$16.67	(\$246.92)	\$200.00
<u>Total Recreation Facilities</u>	\$263.59	\$433.34	\$169.75	\$263.59	\$433.34	\$169.75	\$5,200.00
<u>Utilities</u>							
75310 - Electricity	\$961.66	\$750.00	(\$211.66)	\$961.66	\$750.00	(\$211.66)	\$9,000.00
75500 - Trash Removal	\$907.48	\$950.00	\$42.52	\$907.48	\$950.00	\$42.52	\$11,400.00
75710 - Water & Sewer	\$2,250.66	\$2,083.33	(\$167.33)	\$2,250.66	\$2,083.33	(\$167.33)	\$25,000.00
<u>Total Utilities</u>	\$4,119.80	\$3,783.33	(\$336.47)	\$4,119.80	\$3,783.33	(\$336.47)	\$45,400.00
<u>Miscellaneous</u>							
77300 - Contingency	\$0.00	\$416.67	\$416.67	\$0.00	\$416.67	\$416.67	\$5,000.00
<u>Total Miscellaneous</u>	\$0.00	\$416.67	\$416.67	\$0.00	\$416.67	\$416.67	\$5,000.00
<u>Miscellaneous Income</u>							
71200 - Laundry Expense	\$120.00	\$166.67	\$46.67	\$120.00	\$166.67	\$46.67	\$2,000.00
<u>Total Miscellaneous Income</u>	\$120.00	\$166.67	\$46.67	\$120.00	\$166.67	\$46.67	\$2,000.00
<b>Total Expense</b>	\$32,619.76	\$25,857.33	(\$6,762.43)	\$32,619.76	\$25,857.33	(\$6,762.43)	\$310,288.00
<b>Operating Net Income</b>	(\$5,571.92)	\$855.67	(\$6,427.59)	(\$5,571.92)	\$855.67	(\$6,427.59)	\$10,268.00

Pebble Beach Villas Inc  
Income/Expense Statement  
1/1/2020 - 1/31/2020

Accounts	1/1/2020 - 1/31/2020			1/1/2020 - 1/31/2020			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Reserve Income</b>							
<u>Reserve Income</u>							
55115 - Reserve Assessments	\$7,215.00	\$7,215.00	\$0.00	\$7,215.00	\$7,215.00	\$0.00	\$86,580.00
<u>Total Reserve Income</u>	\$7,215.00	\$7,215.00	\$0.00	\$7,215.00	\$7,215.00	\$0.00	\$86,580.00
<b>Total Reserve Income</b>	\$7,215.00	\$7,215.00	\$0.00	\$7,215.00	\$7,215.00	\$0.00	\$86,580.00
<b>Reserve Expense</b>							
<u>Reserve Transfer</u>							
85010 - Roofing Reserve Transfer	\$4,582.13	\$4,582.13	\$0.00	\$4,582.13	\$4,582.13	\$0.00	\$54,986.00
85020 - Painting Reserve Transfer	\$122.50	\$122.50	\$0.00	\$122.50	\$122.50	\$0.00	\$1,470.00
85030 - Paving Reserve Transfer	\$1,666.87	\$1,666.87	\$0.00	\$1,666.87	\$1,666.87	\$0.00	\$20,002.00
85060 - Recreation Reserve Transfer	\$459.25	\$459.25	\$0.00	\$459.25	\$459.25	\$0.00	\$5,511.00
85140 - Buildings Reserve Transfer	\$384.25	\$384.25	\$0.00	\$384.25	\$384.25	\$0.00	\$4,611.00
<u>Total Reserve Transfer</u>	\$7,215.00	\$7,215.00	\$0.00	\$7,215.00	\$7,215.00	\$0.00	\$86,580.00
<b>Total Reserve Expense</b>	\$7,215.00	\$7,215.00	\$0.00	\$7,215.00	\$7,215.00	\$0.00	\$86,580.00
Reserve Net Income	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
<b>Net Income</b>	(\$5,571.92)	\$855.67	(\$6,427.59)	(\$5,571.92)	\$855.67	(\$6,427.59)	\$10,268.00

PEBBLE BEACH VILLAS  
RESERVE STATEMENT  
FOR PERIOD ENDED 1/31/2020

<u>RESERVE LINE ITEM</u>	<u>12/31/2019 BEGINNING BALANCE</u>	<u>YTD ASSESSMENTS</u>	<u>INTEREST INCOME</u>	<u>YTD EXPENSES</u>	<u>1/31/2020 BALANCE</u>
ROOFING	\$ 212,847.39	\$ 4,582.13	\$ 214.62	\$ -	\$ 217,644.14
PAINTING	\$ 81,678.15	\$ 122.50	\$ 82.36	\$ -	\$ 81,883.01
PAVING	\$ 30,203.13	\$ 1,666.87	\$ 30.45	\$ -	\$ 31,900.45
RECREATION	\$ 15,730.63	\$ 459.25	\$ 15.86	\$ -	\$ 16,205.74
BUILDINGS	\$ 67,481.49	\$ 384.25	\$ 68.04	\$ -	\$ 67,933.78
TOTALS:	\$ 407,940.79	\$ 7,215.00	\$ 411.33	\$ -	\$ 415,567.12

**Pebble Beach Villas Inc**  
**Check Register**  
**1/1/2020 - 1/31/2020**

Account #	Check #	Check Date	Vendor or Payee	Check Amt	Expense Account	Invoice	Paid
10215	1938	1/7/2020	DBPR-DIV OF FL CONDOMINIUMS, ANNUAL CONDO FEES - APP #571048 - PROJECT #PR1S000474 - FILE #54394	\$288.00	61300 Corporate/Condo Fees	\$288.00	\$288.00
			MA00013385				
10215	1939	1/7/2020	DELTA SUPPLY COMPANY PHOTO CELLS 4	\$89.11	23110 Accounts Payable	\$89.11	\$89.11
10215	1940	1/7/2020	ELLIOTT MERRILL COMMUNITY MANAGEMENT	\$4,255.61			
		010120	LEASE/SALE FEES		55161 App Processing Fees Expense	\$25.00	\$25.00
		010120	MONTHLY CELL PHONE (1/2)		61660 Office Supplies/Copies/Postage	\$27.50	\$27.50
		010120	POSTAGE & SHIPPING		61660 Office Supplies/Copies/Postage	\$54.13	\$54.13
		010120	MONTHLY MANAGEMENT FEE		61550 Management Services	\$1,880.50	\$1,880.50
		010120	MONTHLY MAINTENANCE LABOR- ARREARS-SCOTT CHNUPA		65300 Maintenance Labor	\$2,268.48	\$2,268.48
10215	1941	1/7/2020	LAPSCO, INC REPAIR IDLER ON WASHER & REPAIR COIN SLIDE IN BLDG E	\$120.00	71200 Laundry Expense	\$120.00	\$120.00
		73338					
10215	1942	1/7/2020	REPUBLIC SERVICES #769 MONTHLY TRASH & RECYCLING SVCS	\$907.48	75500 Trash Removal	\$907.48	\$907.48
		0769- 000526703					
10215	1943	1/7/2020	SUSAN HANSEN REIMBURSEMENT FOR CLUBHOUSE SUPPLIES	\$130.65	23110 Accounts Payable	\$130.65	\$130.65
		122319					
10215	1944	1/9/2020	JACKIE BLISS CERTIFIED BACKFLOW ASSEMBLY & REPAIR ANNUAL BLDG BACKFLOW TESTS - NOV 2019 (to rplc chk #1900 - never rec'd or cashed)	\$520.00	23110 Accounts Payable	\$520.00	\$520.00
		111319					
10215	1945	1/14/2020	COMCAST 1/14-2/13/20 INTERNET & VOICE SVCS - ACCT #8535115050042319	\$109.57	61800 Telephone	\$109.57	\$109.57
		JAN 2020					
10306	217	1/15/2020	CROWTHER ROOFING & SHEET METAL OF FLORIDA, INC	\$1,965.00			
		A161587	ROOF LEAK REPAIR A-5		23150 Accounts Payable-Reserves	\$950.00	\$950.00
		A161588	ROOF LEAK REPAIR A-6		23150 Accounts Payable-Reserves	\$1,015.00	\$1,015.00
10215	1946	1/15/2020	REGAL DECORATING & PAINT CENTER, INC POOL COPING PAINT	\$29.95	23110 Accounts Payable	\$29.95	\$29.95
		13854/D					
10215	1947	1/15/2020	CAPITAL ONE BANK HOME DEPOT 12/27/19 - SIMPLE GREEN, WD40, SPOTLIGHT	\$100.95	23110 Accounts Payable	\$100.95	\$100.95
		122719					
10306	218	1/16/2020	PEBBLE BEACH VILLAS TO OPEN NEW RSV CD AT IBMSECU	\$0.00	****VOID****	\$0.00	\$0.00
		011620-2					
10305	237	1/16/2020	PEBBLE BEACH VILLAS TO OPEN NEW RSV CD AT IBMSECU	\$0.00	****VOID****	\$0.00	\$0.00
		011620-1					
10306	219	1/21/2020	PEBBLE BEACH VILLAS TO OPEN NEW RSV CD AT IBMSECU	\$50,000.00	10309 IBMSECU - Rsv CD - 1.87% - 1/2022	\$50,000.00	\$50,000.00
		011620-2					

10305	238	1/21/2020	PEBBLE BEACH VILLAS 011620-1 TO OPEN NEW RSV CD AT IBMSECU	\$50,000.00	10309 IBMSECU - Rsv CD - 1.87% - 1/2022	\$50,000.00	\$50,000.00
10215	1212020	1/21/2020	FPL	\$961.66			
		JAN 2020	JAN - 12/10/19-1/10/20 - ACCT #28235-79301 - BLDG B		75310 Electricity	\$33.27	\$33.27
		JAN 2020	JAN - 12/10/19-1/10/20 - ACCT #87007-88162 - BLDG G		75310 Electricity	\$33.46	\$33.46
		JAN 2020	JAN - 12/10/19-1/10/20 - ACCT #46174-48016 - BLDG D		75310 Electricity	\$37.65	\$37.65
		JAN 2020	JAN - 12/10/19-1/10/20 - ACCT #30131-09446 - BLDG E		75310 Electricity	\$45.09	\$45.09
		JAN 2020	JAN - 12/10/19-1/10/20 - ACCT #22940-40551 - BLDG C		75310 Electricity	\$46.05	\$46.05
		JAN 2020	JAN - 12/10/19-1/10/20 - ACCT #77402-10385 - BLDG A		75310 Electricity	\$52.29	\$52.29
		JAN 2020	JAN - 12/10/19-1/10/20 - ACCT #37070-51060 - BLDG F		75310 Electricity	\$67.07	\$67.07
		JAN 2020	JAN - 12/10/19-1/10/20 - ACCT #94204-46552 - BLDG H		75310 Electricity	\$646.78	\$646.78
10215	1948	1/24/2020	NORTH SOUTH SUPPLY, INC JET MAG, MJ ADAPTER, PUNCH TOOL, 3297392 SWITCHBLADE PRO CUTTER, TUBING MAXIJET	\$45.09	63300 Building Maintenance Supplies & Repairs	\$45.09	\$45.09
10215	1949	1/24/2020	NATIVEGREEN PEST CONTROL & FERTILIZATION LLC 47543 SHRUB INSECT & DISEASE TREATMENT	\$235.00	66700 Landscape Weed, Pest & Fertilization	\$235.00	\$235.00
10215	1950	1/24/2020	BUSINESS CARD LOBSTERSPORTS.COM 1/7/20: 010920 BATTER FOR TENNIS BALL MACHINE	\$114.59	73000 Tennis Courts Repairs	\$114.59	\$114.59
10215	1951	1/24/2020	1ST FIRE & SECURITY, INC. 6019433 16 VERO BEACH FIRE DEPT ROOF TYPE SIGNS	\$380.48	63300 Building Maintenance Supplies & Repairs	\$380.48	\$380.48
10215	1952	1/24/2020	YEAR ROUND LAWN MAINTENANCE, INC. 011520 JAN - MONTHLY LANDSCAPE MAINTENANCE	\$2,577.00	66300 Landscape Maintenance	\$2,577.00	\$2,577.00
10215	1953	1/24/2020	KEVIN KELLY 012420 EXP REIMB: 7 CONDOMINIUM CONCEPT BOOKS	\$112.28	61660 Office Supplies/Copies/Postage	\$112.28	\$112.28
10215	1954	1/24/2020	AL JAKELIS 012420 EXP REIMB: IRRIGATION HOSE CART	\$106.98	66400 Irrigation Supplies & Repairs	\$106.98	\$106.98
10215	1955	1/30/2020	CAPITAL ONE BANK HOME DEPOT SCREWS & PAN, BATTERIES, BUCKET, TAPE	\$88.77	63300 Building Maintenance Supplies & Repairs	\$88.77	\$88.77
10215	1956	1/30/2020	CITY OF VERO BEACH UTILITIES	\$2,470.42			
		JAN 2020	12/12-1/13 SVC - 5100 HWY A1A BLDG H - 17 KGAL - ACCT #20037789		75710 Water & Sewer	\$146.17	\$146.17
		JAN 2020	12/12-1/13 SVC - 5100 HWY A1A REUSE - 328 KGAL - ACCT #20037792		66450 Irrigation Water	\$219.76	\$219.76
		JAN 2020	12/12-1/13 SVC - 5100 HWY A1A BLDG B - 12 KGAL - ACCT #20037720		75710 Water & Sewer	\$283.79	\$283.79
		JAN 2020	12/12-1/13 SVC - 5100 HWY A1A BLDG G - 12 KGAL - ACCT #20037765		75710 Water & Sewer	\$283.79	\$283.79
		JAN 2020	12/12-1/13 SVC - 5100 HWY A1A BLDG D - 13 KGAL - ACCT #20037742		75710 Water & Sewer	\$289.15	\$289.15
		JAN 2020	12/12-1/13 SVC - 5100 HWY A1A BLDG A - 17 KGAL - ACCT #20037708		75710 Water & Sewer	\$299.87	\$299.87
		JAN 2020	12/12-1/13 SVC - 5100 HWY A1A BLDG F - 16 KGAL - ACCT #20037777		75710 Water & Sewer	\$305.24	\$305.24
		JAN 2020	12/12-1/13 SVC - 5100 HWY A1A BLDG E - 18 KGAL - ACCT #20037753		75710 Water & Sewer	\$315.96	\$315.96



	JAN 2020	12/12-1/13 SVC - 5100 HWY A1A BLDG C - 20 KGAL - ACCT #20037731		75710 Water & Sewer	\$326.69	\$326.69
10215	1957	1/30/2020	TERMINIX PROCESSING CENTER		\$392.69	
		393177763	JAN PEST CONTROL #8907357	63800 Pest Control: Buildings	\$392.69	\$392.69
10215	1958	1/30/2020	YEAR ROUND LAWN MAINTENANCE,INC.		\$8,120.00	
		010720	N FENCE-SOD CUTTER RENTAL	66600 Landscape Replacement & Mulch	\$80.00	\$80.00
		010720	N FENCE-EXTRA LABOR	66600 Landscape Replacement & Mulch	\$210.00	\$210.00
		010720	N FENCE-INSTALL NEW PLANTS	66600 Landscape Replacement & Mulch	\$7,830.00	\$7,830.00
10215	1959	1/30/2020	PEBBLE BEACH VILLAS		\$7,215.00	
		010120	JAN MONTHLY RESERVE FUNDING	85020 Painting Reserve Transfer	\$122.50	\$122.50
		010120	JAN MONTHLY RESERVE FUNDING	85140 Buildings Reserve Transfer	\$384.25	\$384.25
		010120	JAN MONTHLY RESERVE FUNDING	85060 Recreation Reserve Transfer	\$459.25	\$459.25
		010120	JAN MONTHLY RESERVE FUNDING	85030 Paving Reserve Transfer	\$1,666.87	\$1,666.87
		010120	JAN MONTHLY RESERVE FUNDING	85010 Roofing Reserve Transfer	\$4,582.13	\$4,582.13
10215	On-Line	1/31/2020	FIRST INSURANCE FUNDING CORPORATION.		\$7,691.86	
		91005215 (3)	PAYMENT 3 OF 10 - ACCT #900- 91005215	11610 Prepaid Insurance	\$7,691.86	\$7,691.86
<b>Total:</b>					<u>\$139,028.14</u>	