

COVELER & ASSOCIATES, P.C.

CERTIFIED PUBLIC ACCOUNTANTS

TWO MEMORIAL CITY PLAZA
820 GESSNER, SUITE 1710
HOUSTON, TEXAS 77024-4298
Telephone (713) 827-8998
Facsimile (713) 984-0670

ACCOUNTANT'S COMPILATION REPORT

Board of Directors
Sharpstown Civic Association, Inc.
Houston, TX 77036

Management is responsible for the accompanying financial statements of Sharpstown Civic Association, Inc. (a nonprofit organization), which comprise the statement of assets, liabilities, and net assets – modified cash basis as of November 30, 2018, and the related statement of revenues and expenses – modified cash basis and statement of cash flow – modified cash basis for the one month and eleven months then ended in accordance with the modified cash basis of accounting and for determining that the modified cash basis of accounting is an acceptable financial reporting framework and the accompanying supplemental information schedules I and II, which are presented only for supplementary analysis purposes. We have performed a compilation engagement in accordance with Statements on Standards of 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 financial statements are prepared in accordance with the modified cash basis of accounting, which is a basis of accounting other than accounting principles generally accepted in the United States of America.

Management has elected to omit substantially all of the disclosures ordinarily included with financial statements prepared on the modified cash basis of accounting. If the omitted disclosures were included in the financial statements, they might influence the user's conclusions about the Organization's financial position, net assets and cash flows. Accordingly, the financial statements are not designed for those who are not informed about such matters.



COVELER & ASSOCIATES, P.C.
December 10, 2018

Sharpstown Civic Association, Inc.
Statement of Assets, Liabilities, and Net Assets
Modified Cash Basis
November 30, 2018

ASSETS

Current Assets			
City Bank - Cash	\$	11,847	
City Bank Savings		286,102	
Prepaid Expense		<u>744</u>	
Total Current Assets			\$ 298,693
Fixed Assets			
Equipment		4,232	
Accumulated Depreciation		<u>(4,232)</u>	
Total Fixed Assets, Net			0
Other Assets			
Deposits - Rent & Utilities		<u>1,100</u>	
Total Other Assets			<u>1,100</u>
Total Assets			\$ <u><u>299,793</u></u>

LIABILITIES AND UNRESTRICTED NET ASSETS

Current Liabilities			
Deferred Income - 2019 Dues	\$	873	
Deferred Income - 2018 Dues		12,661	
Deferred Income - 2018 S&S		24,095	
Deferred Income - 2019 S&S		<u>1,870</u>	
Total Current Liabilities			\$ 39,499
Unrestricted Net Assets			
Unrestricted Net Assets		249,532	
Increase/(Decrease) in Unrestricted Net Assets		<u>10,762</u>	
Total Unrestricted Net Assets			<u>260,294</u>
Total Liabilities and Unrestricted Net Assets			\$ <u><u>299,793</u></u>

See Attached Accountant's Compilation Report.

Sharpstown Civic Association, Inc.
Statement of Revenues and Expenses
Modified Cash Basis
For the Period Ended November 30, 2018

	1 Month Ended Nov. 30, 2018	11 Months Ended Nov. 30, 2018
Revenues		
Memberships - Full	\$ 12,661	\$ 114,333
Safety and Security	24,095	214,266
Architectural Fee	325	4,342
Donations	0	275
Legal Fee Reimbursement	238	10,649
Interest (Chase)	261	2,356
SCAN	2,914	16,918
Transfer Fees	6,000	53,550
Refinance Fees	400	4,350
 Total Revenues	 46,894	 421,040
Expenses		
Accounting	376	5,306
Bank/Merchant Charges	36	2,622
Beautification Project	0	1,549
Community Projects	0	3,973
Safety and Security	17,612	182,366
Security Yard Sign	0	9,300
Website & Other	1,500	1,500
Esplanades/Lot Maintenance	0	756
Insurance	182	2,063
Legal Fees - DR/ACC	5,795	45,290
Membership Promotion	176	1,954
CC Fees	54	176
Mosquito Spraying	2,253	19,817
Office Supplies	353	14,981
Outreach/Incentives for GM	0	727
Payroll	5,147	57,987
Payroll Taxes	394	4,603
Rent	1,100	12,100
SCAN	325	33,039
SCAN - Photographer	852	962
Telephone & Internet	231	2,753
TOPS Monthly Fee	430	4,730
Utilities	113	1,726
 Total Expenses	 36,927	 410,278
 Increase/(Decrease) Unrestricted Net Assets	 \$ 9,966	 \$ 10,762

See Attached Accountant's Compilation Report.

Sharpstown Civic Association, Inc.
Statement of Revenues and Expenses
Modified Cash Basis
For the Periods Ended November 30, 2018 and 2017

	<u>1 Month Ended</u> <u>Nov. 30, 2018</u>	<u>1 Month Ended</u> <u>Nov. 30, 2017</u>
Revenues		
Memberships - Full	\$ 12,661	\$ 12,292
Safety and Security	24,095	22,084
Architectural Fee	325	405
Legal Fee Reimbursement	238	3,485
Interest (Chase)	261	103
SCAN	2,914	0
Transfer Fees	6,000	5,000
Refinance Fees	<u>400</u>	<u>300</u>
Total Revenues	<u>46,894</u>	<u>43,669</u>
Expenses		
Accounting	376	0
Bank/Merchant Charges	36	24
Community Projects	0	58
Safety and Security	17,612	17,158
Computer Software	0	130
External Groups	0	150
Website & Other	1,500	0
Esplanades/Lot Maintenance	0	420
Insurance	182	125
Legal Fees - DR/ACC	5,795	11,673
Membership Promotion	176	75
CC Fees	54	54
Mosquito Spraying	2,253	2,575
Office Supplies	353	419
Outreach/Incentives for GM	0	66
Payroll	5,147	5,995
Payroll Taxes	394	459
Rent	1,100	1,100
SCAN	325	1,462
SCAN - Photographer	852	0
Telephone & Internet	231	215
TOPS Monthly Fee	430	1,000
Utilities	<u>113</u>	<u>119</u>
Total Expenses	<u>36,927</u>	<u>43,275</u>
Increase/(Decrease) Unrestricted Net Assets	<u>\$ 9,966</u>	<u>\$ 394</u>

See Attached Accountant's Compilation Report.

Sharpstown Civic Association, Inc.
Statement of Revenues and Expenses
Modified Cash Basis
For the Period Ended November 30, 2018

	1 Month Ended				11 Months Ended			
	Nov. 30, 2018	Budget	Variance	Pct	Nov. 30, 2018	Budget	Variance	Pct
Revenues								
Memberships - Full	\$ 12,661	\$ 11,000	\$ 1,661	15	\$ 114,333	\$ 121,000	\$ (6,667)	(6)
Memberships - Associate	0	33	(33)	(100)	0	367	(367)	(100)
Safety and Security	24,095	21,667	2,428	11	214,266	238,333	(24,067)	(10)
Architectural Fee	325	333	(8)	(2)	4,342	3,667	676	18
Interest & Fees	0	100	(100)	(100)	0	1,100	(1,100)	(100)
Donations	0	0	0	0	275	0	275	0
Legal Fee Reimbursement	238	583	(346)	(59)	10,649	6,417	4,232	66
Interest (Chase)	261	0	261	0	2,356	0	2,356	0
SCAN	2,914	1,333	1,580	119	16,918	14,667	2,252	15
Community Project - Dona	0	125	(125)	(100)	0	1,375	(1,375)	(100)
Transfer Fees	6,000	3,583	2,417	67	53,550	39,417	14,133	36
Refinance Fees	400	167	233	140	4,350	1,833	2,517	137
Total Revenues	46,894	38,925	7,969	20	421,040	428,175	(7,135)	(2)
Expenses								
Accounting	376	583	(208)	(36)	5,306	6,417	(1,111)	(17)
Bank/Merchant Charges	36	292	(255)	(88)	2,622	3,208	(587)	(18)
Beautification Project	0	125	(125)	(100)	1,549	1,375	174	13
Community Projects	0	333	(333)	(100)	3,973	3,667	306	8
Safety and Security	17,612	19,195	(1,583)	(8)	182,366	211,147	(28,781)	(14)
Security Yard Sign	0	833	(833)	(100)	9,300	9,167	133	1
Deed Restrictions	0	167	(167)	(100)	0	1,833	(1,833)	(100)
External Groups	0	83	(83)	(100)	0	917	(917)	(100)
Website & Other	1,500	0	1,500	0	1,500	0	1,500	0
Esplanades/Lot Maintena	0	250	(250)	(100)	756	2,750	(1,994)	(73)
Public Relations	0	42	(42)	(100)	0	458	(458)	(100)
Insurance	182	167	16	9	2,063	1,833	230	13
Legal Fees - DR/ACC	5,795	2,083	3,712	178	45,290	22,917	22,373	98
Legal Fees - Other	0	667	(667)	(100)	0	7,333	(7,333)	(100)
Membership Promotion	176	167	9	5	1,954	1,833	121	7
CC Fees	54	0	54	0	176	0	176	0
Mosquito Spraying	2,253	1,613	640	40	19,817	17,742	2,075	12
Office Supplies	353	667	(314)	(47)	14,981	7,333	7,648	104
Outreach/Incentives for G	0	208	(208)	(100)	727	2,292	(1,565)	(68)
Payroll	5,147	6,000	(853)	(14)	57,987	66,000	(8,013)	(12)
Payroll Taxes	394	495	(101)	(20)	4,603	5,447	(844)	(15)
Rent	1,100	1,100	0	0	12,100	12,100	0	0
SCAN	325	2,833	(2,509)	(89)	33,039	31,167	1,873	6
SCAN - Photographer	852	0	852	0	962	0	962	0
Yard Signs - Not Security	0	25	(25)	(100)	0	275	(275)	(100)
Telephone & Internet	231	250	(19)	(8)	2,753	2,750	3	0
TOPS Monthly Fee	430	400	30	8	4,730	4,400	330	8
Utilities	113	133	(21)	(15)	1,726	1,467	259	18
Total Expenses	36,927	38,712	(1,784)	(5)	410,278	425,828	(15,549)	(4)
Increase/(Decrease) Unrest	\$ 9,966	\$ 213	\$ 9,753	999	\$ 10,762	\$ 2,347	\$ 8,415	358

See Attached Accountant's Compilation Report.

12/10/2018
10:34

Sharpstown Civic Association, Inc.
Regular Trial Balance

Company: SCA
Page: 1

<u>Account #</u>	<u>Type</u>	<u>Description</u>	<u>1 Month Ended Nov 30, 2018</u>	<u>11 Months Ended Nov 30, 2018</u>
100	A	City Bank - Cash	-2,634.37	11,847.37
103	A	City Bank Savings	-19,738.99	286,101.98
177	A	Prepaid Expense	-182.25	743.71
180	A	Equipment	0.00	4,231.94
195	A	Accumulated Depreciation	0.00	-4,231.87
196	A	Deposits - Rent & Utilities	0.00	1,100.00
241	L	Deferred Income - 2019 Dues	-632.73	-872.73
242	L	Deferred Income - 2018 Dues	11,941.30	-12,661.30
243	L	Deferred Income - 2018 S&S	22,573.14	-24,094.98
246	L	Deferred Income - 2019 S&S	-1,360.00	-1,870.00
300	L	Unrestricted Net Assets	0.00	-249,531.84
400	R	Memberships - Full	-12,661.30	-114,333.22
420	R	Memberships - Associate	0.00	0.00
425	R	Safety and Security	-24,094.99	-214,266.32
426	R	Architectural Fee	-325.00	-4,342.37
428	R	Interest & Fees	0.00	0.00
430	R	Donations	0.00	-275.00
440	R	Legal Fee Reimbursement	-237.50	-10,648.80
460	R	Interest (Chase)	-261.01	-2,356.40
470	R	SCAN	-2,913.75	-16,918.35
476	R	Community Project - Donation	0.00	0.00
480	R	Transfer Fees	-6,000.00	-53,550.00
485	R	Refinance Fees	-400.00	-4,350.00
600	E	Accounting	375.50	5,305.95
620	E	Bank/Merchant Charges	36.35	2,621.57
623	E	Beautification Project	0.00	1,548.50
625	E	Community Projects	0.00	3,973.00
630	E	Safety and Security	17,612.00	182,365.50
631	E	Security Yard Sign	0.00	9,300.00
640	E	Deed Restrictions	0.00	0.00
646	E	External Groups	0.00	0.00
647	E	Website & Other	1,500.00	1,500.00
650	E	Esplanades/Lot Maintenance	0.00	756.00
656	E	Public Relations	0.00	0.00
660	E	Insurance	182.25	2,063.34
665	E	Legal Fees - DR/ACC	5,795.26	45,289.66
667	E	Legal Fees - Other	0.00	0.00
670	E	Membership Promotion	175.75	1,954.21
680	E	CC Fees	53.95	175.87
690	E	Mosquito Spraying	2,252.80	19,817.00
703	E	Office Supplies	353.10	14,981.00
705	E	Outreach/Incentives for GM	0.00	727.15
710	E	Payroll	5,146.66	57,987.10
720	E	Payroll Taxes	393.72	4,602.87
750	E	Rent	1,100.00	12,100.00
770	E	SCAN	324.75	33,039.19

12/10/2018
10:34

Sharpstown Civic Association, Inc.
Regular Trial Balance

Company: SCA
Page: 2

<u>Account #</u>	<u>Type</u>	<u>Description</u>	<u>1 Month Ended Nov 30, 2018</u>	<u>11 Months Ended Nov 30, 2018</u>
771	E	SCAN - Photogropher	852.05	961.66
775	E	Yard Signs - Not Security	0.00	0.00
780	E	Telephone & Internet	230.62	2,752.66
790	E	TOPS Monthly Fee	430.00	4,730.00
800	E	Utilities	112.69	1,725.95
		Account Balances	0.00	0.00

Current Profit

9,966.10

Y-T-D Profit

10,762.28

Sharpstown Civic Association, Inc.
Statement of Cash Flow
Modified Cash Basis
For the Period Ended November 30, 2018

Cash Flow From Operating Activities		\$ 10,762
Current Year's Earnings		10,762
Noncash Items Included in Net Income:		
Changes in:		
Prepaid Expense	\$ (97)	
Deferred Income - 2019 Dues	873	
Deferred Income - 2018 Dues	2,761	
Deferred Income - 2018 S&S	5,174	
Deferred Income - 2019 S&S	<u>1,870</u>	
 Total Adjustments		 <u>10,581</u>
 Cash Provided (Used) By Operations		 <u>21,343</u>
 Net Increase (Decrease) In Cash		 21,343
Cash at Beginning of Period		<u>276,606</u>
Cash at End of Period		\$ <u><u>297,949</u></u>

See Attached Accountant's Compilation Report.

**Sharpstown Civic Association
City Bank
Check Register**

DATE	DESCRIPTION	CHECK #	AMOUNT	DEPOSIT	BALANCE
11/01/18	Beginning Balance				14,481.74
11/1/2018	Johnson Samuel	ACH	527.90		13,953.84
11/1/2018	Scott Gilbert	ACH	1809.00		12,144.84
11/1/2018	IRS	ACH	550.29		11,594.55
11/16/2018	Johnson Samuel	ACH	527.90		11,066.65
11/16/2018	Scott Gilbert	ACH	1798.20		9,268.45
11/16/2018	IRS	ACH	550.29		8,718.16
11/30/2018	Coveler & Associates	ACH	375.50		8,342.66
11/30/2018	SEAL Security Solutions	ACH	17112.00		-8,769.34
11/30/2018	SiteJab	ACH	1500.00		-10,269.34
11/30/2018	Lambright & Associates	ACH	5795.26		-16,064.60
11/30/2018	Fdms Okb	ACH	53.95		-16,118.55
11/30/2018	Cypress Creek Mosquito Control	ACH	2252.80		-18,371.35
11/21/2018	USPS	ACH	6.70		-18,378.05
11/19/2018	USPS	ACH	12.40		-18,390.45
11/26/2018	USPS	ACH	23.15		-18,413.60
11/8/2018	USPS	ACH	33.50		-18,447.10
11/20/2018	USPS	ACH	100.00		-18,547.10
11/30/2018	Public Data Annual Membership	ACH	129.90		-18,677.00
11/30/2018	Robert R Sims	ACH	1100.00		-19,777.00
11/30/2018	Katelin Washmon Photographs	ACH	324.75		-20,101.75
11/15/2018	HEB	ACH	44.81		-20,146.56
11/12/2018	Sam"s Club	ACH	45.00		-20,191.56
11/30/2018	Charmaine LeBlanc	ACH	80.81		-20,272.37
11/15/2018	Pappas Bar B Q	ACH	179.27		-20,451.64
11/30/2018	Sharpstown High School	ACH	200.00		-20,651.64
11/12/2018	Sam"s Club	ACH	302.16		-20,953.80
11/30/2018	Charmaine LeBlanc	ACH	500.00		-21,453.80
11/30/2018	Google Storage	ACH	10.65		-21,464.45
11/30/2018	Capizmo	ACH	101.04		-21,565.49
11/30/2018	Comcast	ACH	118.93		-21,684.42
11/30/2018	TOPS	ACH	430.00		-22,114.42
11/30/2018	City of Houston Water	ACH	15.45		-22,129.87
11/30/2018	Reliant Energy	ACH	97.24		-22,227.11
9/30/2018	Bank Service Fee	ACH	0.00		-22,227.11
9/30/2018	Deposit			34074.48	11,847.37
		Disbursemen	36708.85	34074.48	Deposits
		Payroll	4663.00		
		IRS	1100.58		
		Checks	0.00		
		Misc Debits	30945.27		
		Total Check	36708.85	34074.48	Collections

CITY BANK

G/L ACCOUNT #: 100 Month November YEAR: 2018

BEG. BOOK BALANCE: 14,481.74 BALANCE PER BANK: 11,847.37

ADD: DEPOSITS

GL #	AMOUNT
Deposit	34,074.48
Collections	
Redeposit returned items	
Bank Fee	

DEPOSITS IN TRANSIT:

DATE	AMOUNT

TOTAL DEPOSITS 34,074.48 **DEPOSITS IN TRANSIT:** 0.00

LESS: CHECKS

0.00

OUTSTANDING

CHECKS

0.00

LESS: DEBIT MEMOS

GL#	AMOUNT
Misc Debits	30,945.27
Payroll	4,663.00
Tax	1,100.58
Misc	

CORRECTING JOURNAL ENTRIES

JE#	AMOUNT

TOTAL DEBIT MEMOS 36,708.85 **TOTAL JE'S** 0.00

BALANCE PER BOOKS:

11,847.37

BALANCE PER BANK:

11,847.37

0.00

Per Check Register:

11,847.37

Per Easy:

11,847.37

0.00

0.00

OUTSTANDING CHECKS

CK. #	AMOUNT	CK#	AMOUNT	CK. #	AMOUNT

Total: 0.00

Total: 0.00

Total: 0.00

TOTALS: 0.00