

Balance Sheet

Period = Apr 2022

Book = Cash ; Tree = hoa_bs

	Current Balance
ASSETS	
CASH	
Operating Cash 1	93,379.24
TOTAL CASH	93,379.24
TOTAL ASSETS	93,379.24
LIABILITIES & OWNERS EQUITY	
LIABILITIES	
Association Dues Paid in Advance	-6,531.86
TOTAL LIABILITIES	-6,531.86
OWNERS EQUITY	
Ending Owners Equity	99,911.10
TOTAL OWNERS EQUITY	99,911.10
TOTAL LIABILITIES & OWNERS EQUITY	93,379.24

Budget Comparison Cash Flow

Period = Apr 2022

Book = Cash ; Tree = hoa_cf

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
REVENUE									
INCOME									
Association Dues	18,675.00	19,300.00	-625.00	-3.24	77,561.98	77,200.00	361.98	0.47	231,600.00
TOTAL INCOME	18,675.00	19,300.00	-625.00	-3.24	77,561.98	77,200.00	361.98	0.47	231,600.00
OTHER INCOME									
Tenant Reimb for Repairs	0.00	0.00	0.00	N/A	0.48	0.00	0.48	N/A	0.00
Miscellaneous Income	176.00	0.00	176.00	N/A	526.00	0.00	526.00	N/A	0.00
Late Fee	150.00	0.00	150.00	N/A	750.00	0.00	750.00	N/A	0.00
Legal Fees Income	0.00	0.00	0.00	N/A	84.50	0.00	84.50	N/A	0.00
TOTAL OTHER INCOME	326.00	0.00	326.00	N/A	1,360.98	0.00	1,360.98	N/A	0.00
TOTAL REVENUE	19,001.00	19,300.00	-299.00	-1.55	78,922.96	77,200.00	1,722.96	2.23	231,600.00
EXPENSES									
REPAIRS & MAINT - GENERAL									
Repairs & Maintenance	124.49	833.33	708.84	85.06	274.48	3,333.32	3,058.84	91.77	10,000.00
Exterminating	0.00	500.00	500.00	100.00	375.00	2,000.00	1,625.00	81.25	6,000.00
Pool Service/Maint	0.00	458.33	458.33	100.00	0.00	1,833.32	1,833.32	100.00	5,500.00
Pool Access - Internet	130.21	131.00	0.79	0.60	520.84	524.00	3.16	0.60	1,572.00
Pool - Janitorial Service	0.00	125.00	125.00	100.00	0.00	500.00	500.00	100.00	1,500.00
Pool Monitor/Security	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	8,500.00
TOTAL REPAIRS & MAINT - GENERAL	254.70	2,047.66	1,792.96	87.56	1,170.32	8,190.64	7,020.32	85.71	33,072.00
GROUPS COSTS									
Snow Removal	0.00	0.00	0.00	N/A	10,605.00	10,300.00	-305.00	-2.96	10,300.00
Grounds Maintenance	5,270.88	5,280.93	10.05	0.19	21,490.45	21,123.72	-366.73	-1.74	63,371.16
Landscaping-Misc	0.00	500.00	500.00	100.00	0.00	2,000.00	2,000.00	100.00	6,000.00
Trash Removal	2,744.75	2,241.67	-503.08	-22.44	6,646.11	8,966.68	2,320.57	25.88	26,900.00
Fond Maintenance	328.77	300.00	-28.77	-9.59	1,472.29	1,200.00	-272.29	-22.69	3,600.00
TOTAL GROUNDS COST	6,344.40	8,322.60	-21.80	-0.26	40,213.85	43,590.40	3,376.55	7.75	110,171.16
UTILITIES									
Electricity	529.52	663.90	134.38	20.24	2,235.31	2,655.60	420.29	15.83	7,966.84
Water & Sewer	0.00	83.33	83.33	100.00	56.00	333.32	277.32	83.20	1,000.00
TOTAL UTILITIES	529.52	747.23	217.71	29.14	2,291.31	2,988.92	697.61	23.34	8,966.84
ADMINISTRATIVE COSTS									

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Budget Comparison Cash Flow

Period = Apr 2022

Book = Cash ; Tree = hua_cf

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
Management Fees	2,895.00	2,895.00	0.00	0.00	11,580.00	11,580.00	0.00	0.00	34,740.00
Insurance	0.00	311.25	311.25	100.00	0.00	1,245.00	1,245.00	100.00	3,735.00
Bank Charges	0.00	45.83	45.83	100.00	24.00	183.32	159.32	86.91	550.00
HOA Meetings	0.00	75.00	75.00	100.00	0.00	300.00	300.00	100.00	900.00
Legal Fees	435.05	416.67	-18.38	-4.41	1,211.69	1,666.68	454.99	27.30	5,000.00
Registration & Annual Report Fees	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	175.00
Tax Return Review	400.00	390.00	-10.00	-2.56	400.00	390.00	-10.00	-2.56	390.00
Copies Mailings Postage	0.00	250.00	250.00	100.00	262.44	1,000.00	737.56	73.76	3,000.00
Miscellaneous Expense	203.44	0.00	-203.44	N/A	203.44	0.00	-203.44	N/A	0.00
TOTAL ADMINISTRATIVE COSTS	3,933.49	4,383.75	450.26	10.27	13,681.57	16,365.00	2,683.43	16.40	48,490.00
TOTAL OPERATING FUND EXPENSES	3,933.49	4,383.75	450.26	10.27	13,681.57	16,365.00	2,683.43	16.40	48,490.00
TRANSFER TO RESERVES									
Transfer to Capital Reserve Fund	2,325.00	2,325.00	0.00	0.00	9,300.00	9,300.00	0.00	0.00	27,900.00
Transfer to Operating Reserve Fund	250.00	250.00	0.00	0.00	1,000.00	1,000.00	0.00	0.00	3,000.00
TOTAL TRANSFER TO RESERVES	2,575.00	2,575.00	0.00	0.00	10,300.00	10,300.00	0.00	0.00	30,900.00
TOTAL EXPENSES	15,637.11	18,076.24	2,439.13	13.49	67,657.05	81,434.96	13,777.91	16.92	231,600.00
NET INCOME	3,363.89	1,223.76	2,140.13	174.88	11,265.91	-4,234.96	15,500.87	366.02	0.00
ADJUSTMENTS									
Association Dues Paid in Advance	-676.00	0.00	-676.00	N/A	1,542.00	0.00	1,542.00	N/A	0.00
TOTAL ADJUSTMENTS	-676.00	0.00	-676.00	N/A	1,542.00	0.00	1,542.00	N/A	0.00
CASH FLOW	2,687.89	1,223.76	1,464.13	119.64	12,807.91	-4,234.96	17,042.87	402.43	0.00

Balance Sheet

Period = Apr 2022

Book = Cash ; Tree = hoa_bs

	Current Balance
ASSETS	
CASH	
Operating Reserve Account	32,771.21
TOTAL CASH	32,771.21
TOTAL ASSETS	32,771.21
LIABILITIES & OWNERS EQUITY	
OWNERS EQUITY	
Ending Owners Equity	32,771.21
TOTAL OWNERS EQUITY	32,771.21
TOTAL LIABILITIES & OWNERS EQUITY	32,771.21

Cash Flow Statement

Period = Apr 2022

Book = Cash ; Tree = hoa_cf

	Period to Date	%	Year to Date	%
REVENUE				
OTHER INCOME				
Interest on Bank Accounts	0.27	0.00	1.06	0.00
Operating Reserve Funds	250.00	0.00	1,001.00	0.00
TOTAL OTHER INCOME	250.27	0.00	1,001.06	0.00
TOTAL REVENUE	250.27	0.00	1,001.06	0.00
NET INCOME	250.27	0.00	1,001.06	0.00
ADJUSTMENTS				
Operating Reserve Account	-250.27	0.00	-1,001.06	0.00
TOTAL ADJUSTMENTS	-250.27	0.00	-1,001.06	0.00
CASH FLOW	0.00	0.00	0.00	0.00

Period to Date	Beginning Balance	Ending Balance	Difference
Operating Cash 1	0.00	0.00	0.00
Capital Reserve Account	0.00	0.00	0.00
Operating Reserve Account	32,520.94	32,771.21	250.27
Total Cash	32,520.94	32,771.21	250.27

Year to Date	Beginning Balance	Ending Balance	Difference
Operating Cash 1	0.00	0.00	0.00
Capital Reserve Account	0.00	0.00	0.00
Operating Reserve Account	31,770.15	32,771.21	1,001.06
Total Cash	31,770.15	32,771.21	1,001.06

Balance Sheet

Period = Apr 2022

Book = Cash ; Tree = hoa_bs

	Current Balance
ASSETS	
CASH	
Capital Reserve Account	
TOTAL CASH	<u>94,865.82</u>
	94,865.82
TOTAL ASSETS	<u>94,865.82</u>
LIABILITIES & OWNERS EQUITY	
OWNERS EQUITY	
Ending Owners Equity	
TOTAL OWNERS EQUITY	<u>94,865.82</u>
	94,865.82
TOTAL LIABILITIES & OWNERS EQUITY	<u>94,865.82</u>

Cash Flow Statement

Period = Apr 2022

Book = Cash ; Tree = hoa_cf

	Period to Date	%	Year to Date	%
REVENUE				
OTHER INCOME				
Interest on Bank Accounts	0.76	0.00	2.93	0.00
Capital Reserve Funds	2,325.00	0.00	9,300.00	0.00
TOTAL OTHER INCOME	2,325.76	0.00	9,302.93	0.00
TOTAL REVENUE	2,325.76	0.00	9,302.93	0.00
NET INCOME	2,325.76	0.00	9,302.93	0.00
ADJUSTMENTS				
Capital Reserve Account	-2,325.76	0.00	-9,302.93	0.00
TOTAL ADJUSTMENTS	-2,325.76	0.00	-9,302.93	0.00
CASH FLOW	0.00	0.00	0.00	0.00

Period to Date	Beginning Balance	Ending Balance	Difference
Capital Reserve Account	92,540.06	94,865.82	2,325.76
Operating Reserve Account	0.00	0.00	0.00
Total Cash	92,540.06	94,865.82	2,325.76

Year to Date	Beginning Balance	Ending Balance	Difference
Capital Reserve Account	85,562.89	94,865.82	9,302.93
Operating Reserve Account	0.00	0.00	0.00
Total Cash	85,562.89	94,865.82	9,302.93