

**PARKVIEW HEIGHTS HOA**

Balance Sheet  
As of 12/31/16

ASSETS

Mutual of Omaha Bank Operating	\$ 33,836.32	
Mutual of Omaha Bank - Reserve	99,028.94	
Tree Replacement Account	7,350.47	
Monument Account	16.30	
Accounts Receivable	12,523.32	
Allowance for Doubtful Account	(2,500.00)	
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TOTAL ASSETS		\$ 150,255.35
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LIABILITIES & EQUITY

CURRENT LIABILITIES:

Prepaid Assessments	\$ 10,110.31	
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Subtotal Current Liab.		\$ 10,110.31

RESERVES:

Retained Earnings	\$ 26,377.29	
Retained Earnings - Reserve	88,487.90	
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Subtotal Reserves		\$ 114,865.19

EQUITY:

Current Year Net Income/(Loss)	\$ 25,279.85	
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Subtotal Equity		\$ 25,279.85

TOTAL LIABILITIES & EQUITY		\$ 150,255.35
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# PARKVIEW HEIGHTS HOA

Income/Expense Statement  
Period: 12/01/16 to 12/31/16

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
<b>INCOME:</b>								
04000	Assessment Income	.00	.00	.00	84,821.80	84,796.00	25.80	84,796.00
04100	Late Fee Income	(100.00)	.00	(100.00)	4,082.12	.00	4,082.12	.00
04150	Violation Income	.00	.00	.00	425.00	.00	425.00	.00
04200	Lien Fee Reimbursable	.00	.00	.00	300.00	.00	300.00	.00
04300	Legal Fee Income	.00	.00	.00	3,789.00	.00	3,789.00	.00
04400	Miscellaneous Income	.00	.00	.00	346.20	.00	346.20	.00
04450	Operating Interest Income	1.37	.00	1.37	29.77	.00	29.77	.00
04500	Reserve Income	.00	.00	.00	10,351.88	.00	10,351.88	.00
04600	Reserve Interest Income	14.30	.00	14.30	174.32	.00	174.32	.00
	<b>Subtotal Income</b>	<b>(84.33)</b>	<b>.00</b>	<b>(84.33)</b>	<b>104,320.09</b>	<b>84,796.00</b>	<b>19,524.09</b>	<b>84,796.00</b>
<b>EXPENSES</b>								
<b>Utilities Expense</b>								
05000	Electric	18.17	60.00	41.83	779.98	720.00	(59.98)	720.00
05100	Trash	1,511.10	1,587.00	75.90	18,133.20	18,437.00	303.80	18,437.00
05200	Water/Sewer	46.69	12.00	(34.69)	11,378.58	10,876.00	(502.58)	10,876.00
	<b>Utilities Expense</b>	<b>1,575.96</b>	<b>1,659.00</b>	<b>83.04</b>	<b>30,291.76</b>	<b>30,033.00</b>	<b>(258.76)</b>	<b>30,033.00</b>
<b>Maintenance Expenses</b>								
06500	Landscape Contract	.00	250.00	250.00	4,444.85	4,738.00	293.15	4,738.00
06525	Irrigation Repairs	.00	.00	.00	2,762.02	3,200.00	437.98	3,200.00
06550	Grounds Improvements	.00	.00	.00	1,998.00	4,000.00	2,002.00	4,000.00
06575	Tree/Shrub Pruning	.00	.00	.00	.00	600.00	600.00	600.00
06600	Chemical Applications	.00	.00	.00	231.70	812.00	580.30	812.00
06650	Snow Removal	667.00	400.00	(267.00)	1,767.00	2,500.00	733.00	2,500.00
06700	Holiday Decor and Lighting	.00	.00	.00	800.00	800.00	.00	800.00
06750	Lighting Maintenance	800.00	75.00	(725.00)	800.00	300.00	(500.00)	300.00
06800	Misc Grounds Maint	.00	.00	.00	492.50	1,000.00	507.50	1,000.00
06825	Fence Maintenance & Repair	.00	50.00	50.00	.00	600.00	600.00	600.00
06850	Monument and Signage	.00	100.00	100.00	64.14	400.00	335.86	400.00
06900	Contingency	.00	250.00	250.00	.00	250.00	250.00	250.00
	<b>Maintenance Expenses</b>	<b>1,467.00</b>	<b>1,125.00</b>	<b>(342.00)</b>	<b>13,360.21</b>	<b>19,200.00</b>	<b>5,839.79</b>	<b>19,200.00</b>
<b>Administrative/Business</b>								
07000	Management	1,000.00	852.00	(148.00)	11,340.00	10,071.00	(1,269.00)	10,071.00
07100	Administration	983.51	425.00	(558.51)	5,363.31	5,100.00	(263.31)	5,100.00
07200	Insurance	.00	.00	.00	2,533.00	2,620.00	87.00	2,620.00
07300	Audit/Tax Return	.00	.00	.00	200.00	200.00	.00	200.00
07350	Bad Debt	.00	2,000.00	2,000.00	.00	2,000.00	2,000.00	2,000.00

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Income/Expense Statement

Period: 12/01/16 to 12/31/16

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
07500	Legal - General	.00	41.63	41.63	838.00	500.00	(338.00)	500.00
07550	Legal - Collection	.00	300.00	300.00	3,671.00	3,600.00	(71.00)	3,600.00
07600	Miscellaneous	.00	15.00	15.00	150.00	180.00	30.00	180.00
08000	Reserve Contributions	941.08	941.12	.04	11,292.96	11,293.00	.04	11,293.00
	Administrative/Business	2,924.59	4,574.75	1,650.16	35,388.27	35,564.00	175.73	35,564.00
	TOTAL EXPENSES	5,967.55	7,358.75	1,391.20	79,040.24	84,797.00	5,756.76	84,797.00
	Current Year Net Income/(loss)	(6,051.88)	(7,358.75)	1,306.87	25,279.85	(1.00)	25,280.85	(1.00)