

PARKVIEW HEIGHTS HOA

Balance Sheet
As of 01/31/17

ASSETS

Mutual of Omaha Bank Operating	\$ 40,814.50	
Mutual of Omaha Bank - Reserve	99,043.24	
Tree Replacement Account	7,350.47	
Monument Account	16.30	
Accounts Receivable	18,882.26	
Allowance for Doubtful Account	(2,500.00)	
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TOTAL ASSETS		\$ 163,606.77
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LIABILITIES & EQUITY

CURRENT LIABILITIES:		
Prepaid Assessments	\$ 4,408.21	
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Subtotal Current Liab.		\$ 4,408.21
RESERVES:		
Retained Earnings	\$ 51,723.44	
Retained Earnings - Reserve	88,487.90	
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Subtotal Reserves		\$ 140,211.34
EQUITY:		
Current Year Net Income/(Loss)	\$ 18,987.22	
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Subtotal Equity		\$ 18,987.22
TOTAL LIABILITIES & EQUITY		\$ 163,606.77
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PARKVIEW HEIGHTS HOA

Income/Expense Statement Period: 02/01/17 to 02/28/17

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME:								
04000	Assessment Income	.00	7,762.33	(7,762.33)	23,287.00	15,524.66	7,762.34	93,148.00
04100	Late Fee Income	550.00	125.00	425.00	1,550.00	250.00	1,300.00	1,500.00
04150	Violation Income	.00	29.17	(29.17)	.00	58.34	(58.34)	350.00
04300	Legal Fee Income	535.00	.00	535.00	1,463.00	.00	1,463.00	.00
04450	Operating Interest Income	1.70	.00	1.70	3.50	.00	3.50	.00
04500	Reserve Income	(1,122.00)	.00	(1,122.00)	(2,244.00)	.00	(2,244.00)	.00
	Subtotal Income	(35.30)	7,916.50	(7,951.80)	24,059.50	15,833.00	8,226.50	94,998.00
EXPENSES								
Utilities Expense								
05000	Electric	57.59	65.83	8.24	138.47	131.66	(6.81)	790.00
05100	Trash	1,511.10	1,586.67	75.57	3,022.20	3,173.34	151.14	19,040.00
05200	Water/Sewer	40.25	1,037.08	996.83	86.94	2,074.16	1,987.22	12,445.00
	Utilities Expense	1,608.94	2,689.58	1,080.64	3,247.61	5,379.16	2,131.55	32,275.00
Maintenance Expenses								
06000	Landscape Contract	.00	425.00	425.00	.00	850.00	850.00	5,100.00
06050	Irrigation Repairs	.00	291.67	291.67	.00	583.34	583.34	3,500.00
06550	Grounds Improvements	.00	291.67	291.67	.00	583.34	583.34	3,500.00
06575	Tree/Shrub Pruning	.00	125.00	125.00	.00	250.00	250.00	1,500.00
06600	Chemical Applications	.00	66.67	66.67	.00	133.34	133.34	800.00
06650	Snow Removal	.00	400.00	400.00	450.00	800.00	350.00	2,500.00
06700	Holiday Decor and Lighting	.00	.00	.00	.00	880.00	880.00	880.00
06800	Misc Grounds Maint	.00	41.67	41.67	.00	83.34	83.34	500.00
06825	Fence Maintenance & Repair	.00	166.67	166.67	.00	333.34	333.34	2,000.00
06850	Monument and Signage	.00	8.33	8.33	.00	16.66	16.66	100.00
	Maintenance Expenses	.00	1,816.68	1,816.68	450.00	4,513.36	4,063.36	20,380.00
Administrative/Business								
07000	Management	1,251.00	1,251.00	.00	2,502.00	2,502.00	.00	15,012.00
07100	Administration	125.13	266.67	141.54	555.99	533.34	(22.65)	3,200.00
07200	Insurance	.00	297.25	297.25	.00	594.50	594.50	3,567.00
07300	Audit/Tax Return	.00	.00	.00	.00	.00	.00	2,000.00
07500	Legal - General	.00	41.67	41.67	.00	83.34	83.34	500.00
07550	Legal - Collection	.00	300.00	300.00	1,351.35	600.00	(751.35)	3,600.00
07650	Community Activities	.00	83.33	83.33	.00	166.66	166.66	1,000.00
	Administrative/Business	1,376.13	2,239.92	863.79	4,409.34	4,479.84	70.50	28,879.00

PARKVIEW HEIGHTS HOA

Income/Expense Statement

Period: 02/01/17 to 02/28/17

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
	TOTAL EXPENSES	2,985.07	6,746.18	3,761.11	8,106.95	14,372.36	6,265.41	81,534.00
	Current Year Net Income/(loss)	(3,020.37)	1,170.32	(4,190.69)	15,952.55	1,460.64	14,491.91	13,464.00

PARKVIEW HEIGHTS HOA

Reserve Statement
As of 01/31/17

	BEGINNING OF YEAR	YTD ALLOCATION	YTD DISBURSEMENTS	AVAILABLE BALANCE
RESERVES:				
Reserve Interest Income	0.00	14.30	0.00	14.30
Subtotal Reserves	<u>0.00</u>	<u>14.30</u>	<u>0.00</u>	<u>14.30</u>
TOTAL RESERVES	<u>0.00</u>	<u>14.30</u>	<u>0.00</u>	<u>14.30</u>