

PARKVIEW HEIGHTS HOA

Balance Sheet
As of 10/31/18

ASSETS

Mutual of Omaha Bank Operating	\$ 44,342.66	
Mutual of Omaha Bank - Reserve	167,645.16	
Accounts Receivable	15,331.52	
Allowance for Doubtful Account	(2,500.00)	
TOTAL ASSETS		\$ 224,819.34

LIABILITIES & EQUITY

CURRENT LIABILITIES:

Accounts Payable	\$ 924.06	
Prepaid Assessments	4,310.07	
Subtotal Current Liab.		\$ 5,234.13

RESERVES:

Retained Earnings	\$ 87,746.62	
Retained Earnings - Reserve	88,487.90	
Subtotal Reserves		\$ 176,234.52

EQUITY:

Current Year Net Income/(Loss)	\$ 43,350.69	
Subtotal Equity		\$ 43,350.69

TOTAL LIABILITIES & EQUITY		\$ 224,819.34
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PARKVIEW HEIGHTS HOA

Income/Expense Statement
 Period: 10/01/18 to 10/31/18

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME:								
04000	Assessment income	25,615.70	8,538.57	17,077.13	102,462.80	85,385.70	17,077.10	102,462.80
04100	Late Fee Income	1,075.00	.00	1,075.00	4,425.00	.00	4,425.00	.00
04150	Violation Income	.00	.00	.00	1,200.00	.00	1,200.00	.00
04300	Legal Fee Income	175.00	.00	175.00	3,871.22	.00	3,871.22	.00
04400	Miscellaneous Income	30.00	.00	30.00	66.44	.00	66.44	.00
04450	Operating Interest Income	2.09	.00	2.09	62.83	.00	62.83	.00
04500	Reserve Income	(1,122.00)	(1,122.00)	.00	(11,220.00)	(11,220.00)	.00	(13,464.00)
	Subtotal Income	25,775.79	7,416.57	18,359.22	100,868.29	74,165.70	26,702.59	88,998.80
EXPENSES								
Utilities Expense								
05000	Electric	45.14	65.83	20.69	486.65	658.30	171.65	790.00
05100	Trash	1,617.68	1,613.33	(4.35)	16,176.80	16,133.30	(43.50)	19,360.00
05200	Water/Sewer	224.06	1,015.83	791.77	14,525.04	10,158.30	(4,366.74)	12,190.00
	Utilities Expense	1,886.88	2,694.99	808.11	31,188.49	26,949.90	(4,238.59)	32,340.00
Maintenance Expenses								
06500	Landscape Contract	499.50	499.50	.00	4,694.25	4,995.00	300.75	5,994.00
06525	Irrigation Repairs	196.85	291.67	94.82	4,982.75	2,916.70	(2,066.05)	3,500.00
06550	Grounds Improvements	.00	291.67	291.67	.00	2,916.70	2,916.70	3,500.00
06575	Tree/Shrub Pruning	.00	250.00	250.00	.00	2,500.00	2,500.00	3,000.00
06600	Chemical Applications	.00	66.67	66.67	841.00	666.70	(174.30)	800.00
06650	Snow Removal	.00	208.33	208.33	.00	2,083.30	2,083.30	2,500.00
06700	Holiday Decor and Lighting	.00	83.33	83.33	900.00	833.30	(66.70)	1,000.00
06750	Lighting Maintenance	.00	.00	.00	500.00	.00	(500.00)	.00
06800	Misc Grounds Maint	1,197.00	41.67	(1,155.33)	1,690.00	416.70	(1,273.30)	500.00
06825	Fence Maintenance & Repair	.00	166.67	166.67	.00	1,666.70	1,666.70	2,000.00
06850	Monument and Signage	.00	33.33	33.33	.00	333.30	333.30	400.00
	Maintenance Expenses	1,893.35	1,932.84	39.49	13,608.00	19,328.40	5,720.40	23,194.00
Administrative/Business								
07000	Management	1,313.50	1,313.50	.00	13,135.00	13,135.00	.00	15,762.00
07100	Administration	218.80	266.67	47.87	2,420.46	2,666.70	246.24	3,200.00
07200	Insurance	.00	327.08	327.08	2,701.00	3,270.80	569.80	3,925.00
07300	Audit/Tax Return	.00	166.67	166.67	2,104.14	1,666.70	(437.44)	2,000.00
07400	Bank Charges	10.00	.00	(10.00)	10.00	.00	(10.00)	.00
07500	Legal - General	525.00	298.15	(226.85)	837.00	2,981.50	2,144.50	3,577.80
07550	Legal - Collection	175.00	333.33	158.33	3,280.37	3,333.30	52.93	4,000.00
07625	Homeowner Reimbursement	475.51	.00	(475.51)	650.96	.00	(650.96)	.00

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Income/Expense Statement
 Period: 10/01/18 to 10/31/18

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
07650	Community Activities	.00	83.33	83.33	.00	833.30	833.30	1,000.00
	Administrative/Business	2,717.81	2,788.73	70.92	25,138.93	27,887.30	2,748.37	33,464.80
	TOTAL EXPENSES	6,498.04	7,416.56	918.52	69,935.42	74,165.60	4,230.18	88,998.80
	Current Year Net Income/(loss)	19,277.75	.01	19,277.74	30,932.87	.10	30,932.77	.00