

PARKVIEW HEIGHTS HOA

Balance Sheet
As of 11/30/18

ASSETS

Mutual of Omaha Bank Operating	\$ 42,066.88	
Mutual of Omaha Bank - Reserve	168,826.62	
Accounts Receivable	12,439.04	
Allowance for Doubtful Account	(2,500.00)	
TOTAL ASSETS	<hr/>	\$ 220,832.54 =====

LIABILITIES & EQUITY

CURRENT LIABILITIES:

Accounts Payable	\$ 319.31	
Prepaid Assessments	4,866.05	
Subtotal Current Liab.	<hr/>	\$ 5,185.36

RESERVES:

Retained Earnings	\$ 87,746.62	
Retained Earnings - Reserve	88,487.90	
Subtotal Reserves	<hr/>	\$ 176,234.52

EQUITY:

Current Year Net Income/(Loss)	\$ 39,412.66	
Subtotal Equity	<hr/>	\$ 39,412.66

TOTAL LIABILITIES & EQUITY		\$ 220,832.54 =====
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PARKVIEW HEIGHTS HOA

Income/Expense Statement
Period: 11/01/18 to 11/30/18

Account	Description	Current Period			Year to Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME:								
04000	Assessment Income	.00	8,538.57	(8,538.57)	102,462.80	93,924.27	8,538.53	102,462.80
04100	Late Fee Income	250.00	.00	250.00	4,675.00	.00	4,675.00	.00
04150	Violation Income	.00	.00	.00	1,200.00	.00	1,200.00	.00
04300	Legal Fee Income	.00	.00	.00	3,871.22	.00	3,871.22	.00
04400	Miscellaneous Income	20.00	.00	20.00	86.44	.00	86.44	.00
04450	Operating Interest Income	1.80	.00	1.80	64.63	.00	64.63	.00
04500	Reserve Income	(1,122.00)	(1,122.00)	.00	(12,342.00)	(12,342.00)	.00	(13,464.00)
	Subtotal Income	(850.20)	7,416.57	(8,266.77)	100,018.09	81,582.27	18,435.82	88,998.80
EXPENSES								
Utilities Expense								
05000	Electric	51.58	65.83	14.25	538.23	724.13	185.90	790.00
05100	Trash	1,617.68	1,613.33	(4.35)	17,794.48	17,746.63	(47.85)	19,360.00
05200	Water/Sewer	36.00	1,015.83	979.83	14,561.04	11,174.13	(3,386.91)	12,190.00
	Utilities Expense	1,705.26	2,694.99	989.73	32,893.75	29,644.89	(3,248.86)	32,340.00
Maintenance Expenses								
06500	Landscape Contract	499.50	499.50	.00	5,193.75	5,494.50	300.75	5,994.00
06525	Irrigation Repairs	.00	291.67	291.67	5,266.06	3,208.37	(2,057.69)	3,500.00
06550	Grounds Improvements	.00	291.67	291.67	.00	3,208.37	3,208.37	3,500.00
06575	Tree/Shrub Pruning	.00	250.00	250.00	.00	2,750.00	2,750.00	3,000.00
06600	Chemical Applications	.00	66.67	66.67	841.00	733.37	(107.63)	800.00
06650	Snow Removal	.00	208.33	208.33	.00	2,291.63	2,291.63	2,500.00
06700	Holiday Decor and Lighting	.00	83.33	83.33	900.00	916.63	16.63	1,000.00
06750	Lighting Maintenance	.00	.00	.00	500.00	.00	(500.00)	.00
06800	Misc Grounds Maint	.00	41.67	41.67	1,690.00	458.37	(1,231.63)	500.00
06825	Fence Maintenance & Repair	.00	166.67	166.67	.00	1,833.37	1,833.37	2,000.00
06850	Monument and Signage	.00	33.33	33.33	.00	366.63	366.63	400.00
	Maintenance Expenses	499.50	1,932.84	1,433.34	14,390.81	21,261.24	6,870.43	23,194.00
Administrative/Business								
07000	Management	1,313.50	1,313.50	.00	14,448.50	14,448.50	.00	15,762.00
07100	Administration	457.72	266.67	(191.05)	2,878.18	2,933.37	55.19	3,200.00
07200	Insurance	.00	327.08	327.08	2,701.00	3,597.88	896.88	3,925.00
07300	Audit/Tax Return	.00	166.67	166.67	2,104.14	1,833.37	(270.77)	2,000.00
07400	Bank Charges	10.00	.00	(10.00)	20.00	.00	(20.00)	.00
07500	Legal - General	.00	298.15	298.15	837.00	3,279.65	2,442.65	3,577.80
07550	Legal - Collection	.00	333.33	333.33	3,280.37	3,666.63	386.26	4,000.00
07625	Homeowner Reimbursement	.00	.00	.00	650.96	.00	(650.96)	.00

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Income/Expense Statement
 Period: 11/01/18 to 11/30/18

Account	Description	Current Period			Year-to-Date		Yearly Budget	
		Actual	Budget	Variance	Actual	Variance		
07650	Community Activities	.00	83.33	83.33	.00	916.63	916.63	1,000.00
	Administrative/Business	1,781.22	2,788.73	1,007.51	26,920.15	30,676.03	3,755.88	33,464.80
	TOTAL EXPENSES	3,985.98	7,416.56	3,430.58	74,204.71	81,582.16	7,377.45	88,998.80
	Current Year Net Income/(loss)	(4,836.18)	.01	(4,836.19)	25,813.38	.11	25,813.27	.00