

PARKVIEW HEIGHTS HOA

Balance Sheet
As of 12/31/18

ASSETS

DRAFT

Mutual of Omaha Bank Operating	\$ 48,875.09	
Mutual of Omaha Bank - Reserve	170,010.35	
Accounts Receivable	10,828.09	
Allowance for Doubtful Account	(2,500.00)	
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TOTAL ASSETS		\$ 227,213.53
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LIABILITIES & EQUITY

CURRENT LIABILITIES:

Accounts Payable	\$ 36.00	
Prepaid Assessments	15,698.34	
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Subtotal Current Liab.		\$ 15,734.34

RESERVES:

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

EQUITY:

Current Year Net Income/(Loss)	\$ 35,244.67	
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Subtotal Equity		\$ 35,244.67
TOTAL LIABILITIES & EQUITY		\$ 227,213.53
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PARKVIEW HEIGHTS HOA

Income/Expense Statement

Period: 12/01/18 to 12/31/18

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME:								
04000	Assessment Income	.00	8,538.53	(8,538.53)	102,462.80	102,462.80	.00	102,462.80
04100	Late Fee Income	.00	.00	.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	36.00	.00	36.00	3,907.22	.00	3,907.22	.00
04400	Miscellaneous Income	.00	.00	.00	86.44	.00	86.44	.00
04450	Operating Interest Income	1.88	.00	1.88	66.51	.00	66.51	.00
04500	Reserve Income	(1,122.00)	(1,122.00)	.00	(13,464.00)	(13,464.00)	.00	(13,464.00)
	Subtotal Income	(1,084.12)	7,416.53	(8,500.65)	98,933.97	88,998.80	9,935.17	88,998.80
EXPENSES								
Utilities Expense								
05000	Electric	68.41	65.87	(2.54)	606.64	790.00	183.36	790.00
05100	Trash	1,617.68	1,613.37	(4.31)	19,412.16	19,360.00	(52.16)	19,360.00
05200	Water/Sewer	.00	1,015.87	1,015.87	14,561.04	12,190.00	(2,371.04)	12,190.00
	Utilities Expense	1,686.09	2,695.11	1,009.02	34,579.84	32,340.00	(2,239.84)	32,340.00
Maintenance Expenses								
06500	Landscape Contract	499.50	499.50	.00	5,693.25	5,994.00	300.75	5,994.00
06525	Irrigation Repairs	.00	291.63	291.63	5,266.06	3,500.00	(1,766.06)	3,500.00
06550	Grounds Improvements	.00	291.63	291.63	.00	3,500.00	3,500.00	3,500.00
06575	Tree/Shrub Pruning	.00	250.00	250.00	.00	3,000.00	3,000.00	3,000.00
06600	Chemical Applications	.00	66.63	66.63	841.00	800.00	(41.00)	800.00
06650	Snow Removal	.00	208.37	208.37	.00	2,500.00	2,500.00	2,500.00
06700	Holiday Decor and Lighting	.00	83.37	83.37	900.00	1,000.00	100.00	1,000.00
06750	Lighting Maintenance	.00	.00	.00	500.00	.00	(500.00)	.00
06800	Misc Grounds Maint	.00	41.63	41.63	1,690.00	500.00	(1,190.00)	500.00
06825	Fence Maintenance & Repair	.00	166.63	166.63	.00	2,000.00	2,000.00	2,000.00
06850	Monument and Signage	.00	33.37	33.37	.00	400.00	400.00	400.00
	Maintenance Expenses	499.50	1,932.76	1,433.26	14,890.31	23,194.00	8,303.69	23,194.00
Administrative/Business								
07000	Management	1,313.50	1,313.50	.00	15,762.00	15,762.00	.00	15,762.00
07100	Administration	732.51	266.63	(465.88)	3,610.69	3,200.00	(410.69)	3,200.00
07200	Insurance	.00	327.12	327.12	2,701.00	3,925.00	1,224.00	3,925.00
07300	Audit/Tax Return	.00	166.63	166.63	2,104.14	2,000.00	(104.14)	2,000.00
07400	Bank Charges	.00	.00	.00	20.00	.00	(20.00)	.00
07500	Legal - General	.00	298.15	298.15	837.00	3,577.80	2,740.80	3,577.80
07550	Legal - Collection	36.00	333.37	297.37	3,316.37	4,000.00	683.63	4,000.00
07625	Homeowner Reimbursement	.00	.00	.00	650.96	.00	(650.96)	.00

PARKVIEW HEIGHTS HOA

Income/Expense Statement

Period: 12/01/18 to 12/31/18

Account	Description	Current Period			Year-To-Date			Yearly
		Actual	Budget	Variance	Actual	Budget	Variance	Budget
07650	Community Activities	.00	83.37	83.37	.00	1,000.00	1,000.00	1,000.00
	Administrative/Business	2,082.01	2,788.77	706.76	29,002.16	33,464.80	4,462.64	33,464.80
	TOTAL EXPENSES	4,267.60	7,416.64	3,149.04	78,472.31	88,998.80	10,526.49	88,998.80
	Current Year Net Income/(loss)	(5,351.72)	(.11)	(5,351.61)	20,461.66	.00	20,461.66	.00