

PARKVIEW HEIGHTS HOA

Balance Sheet
As of 07/31/19

ASSETS

Mutual of Omaha Bank Operating	\$ 82,905.38	
Mutual of Omaha Bank - Reserve	179,807.34	
Accounts Receivable	11,670.15	
Allowance for Doubtful Account	(2,500.00)	
TOTAL ASSETS		\$ 271,882.87

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LIABILITIES & EQUITY

CURRENT LIABILITIES:

Accounts Payable	\$ 239.13	
Prepaid Assessments	6,253.78	
Subtotal Current Liab.		\$ 6,492.91

RESERVES:

Retained Earnings	\$ 122,991.29	
Retained Earnings - Reserve	88,487.90	
Subtotal Reserves		\$ 211,479.19

EQUITY:

Current Year Net Income/(Loss)	\$ 53,910.77	
Subtotal Equity		\$ 53,910.77

TOTAL LIABILITIES & EQUITY		\$ 271,882.87
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PARKVIEW HEIGHTS HOA

Income/Expense Statement

Period: 07/01/19 to 07/31/19

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME:								
04000	Assessment Income	28,176.54	28,176.54	.00	84,529.62	84,529.62	.00	112,706.16
04100	Late Fee Income	400.00	.00	400.00	2,800.00	.00	2,800.00	.00
04300	Legal Fee Income	.00	.00	.00	72.00	.00	72.00	.00
04400	Miscellaneous Income	.00	.00	.00	2,848.32	.00	2,848.32	.00
04450	Operating Interest Income	3.56	.00	3.56	19.95	.00	19.95	.00
04500	Reserve Income	(1,337.16)	(1,337.16)	.00	(9,360.12)	(9,360.12)	.00	(16,045.88)
	Subtotal Income	27,242.94	26,839.38	403.56	80,909.77	75,169.50	5,740.27	96,660.28
EXPENSES								
Utilities Expense								
05000	Electric	46.23	58.33	12.10	362.06	408.31	46.25	700.00
05100	Trash	1,617.00	1,699.08	82.08	11,323.08	11,893.56	570.48	20,388.92
05200	Water/Sewer	1,172.00	1,426.25	254.25	1,309.29	9,983.75	8,674.46	17,115.00
	Utilities Expense	2,835.23	3,183.66	348.43	12,994.43	22,285.62	9,291.19	38,203.92
Maintenance Expenses								
06500	Landscape Contract	514.50	533.33	18.83	3,157.25	3,733.31	576.06	6,400.00
06525	Irrigation Repairs	192.90	291.67	98.77	2,357.90	2,041.69	(316.21)	3,500.00
06550	Grounds Improvements	.00	125.00	125.00	.00	875.00	875.00	1,500.00
06575	Tree/Shrub Pruning	.00	250.00	250.00	.00	1,750.00	1,750.00	3,000.00
06600	Chemical Applications	.00	75.00	75.00	.00	525.00	525.00	900.00
06650	Snow Removal	.00	.00	.00	1,662.09	1,250.01	(412.08)	2,500.00
06700	Holiday Decor and Lighting	.00	.00	.00	2,498.00	1,000.00	(1,498.00)	1,000.00
06800	Misc Grounds Maint	.00	241.67	241.67	.00	1,691.69	1,691.69	2,900.00
06825	Fence Maintenance & Repair	2,785.00	166.67	(2,618.33)	2,785.00	1,166.69	(1,618.31)	2,000.00
06850	Monument and Signage	.00	33.33	33.33	.00	233.31	233.31	400.00
	Maintenance Expenses	3,492.40	1,716.67	(1,775.73)	12,460.24	14,266.70	1,806.46	24,100.00
Administrative/Business								
07000	Management	1,376.78	1,376.78	.00	9,637.46	9,637.46	.00	16,521.36
07100	Administration	258.60	266.67	8.07	1,336.86	1,866.69	529.83	3,200.00
07200	Insurance	.00	438.33	438.33	.00	3,068.31	3,068.31	5,260.00
07300	Audit/Tax Return	.00	.00	.00	285.00	375.00	90.00	375.00
07400	Bank Charges	.00	.00	.00	10.00	.00	(10.00)	.00
07500	Legal - General	.00	291.67	291.67	.00	2,041.69	2,041.69	3,500.00
07550	Legal - Collection	.00	333.33	333.33	72.00	2,333.31	2,261.31	4,000.00
07600	Miscellaneous	.00	41.67	41.67	.00	291.69	291.69	500.00
07650	Community Activities	.00	83.33	83.33	.00	583.31	583.31	1,000.00

