

PARKVIEW HEIGHTS HOA

Balance Sheet  
As of 08/31/20

ASSETS

|                                |              |               |
|--------------------------------|--------------|---------------|
| Mutual of Omaha Bank Operating | \$ 54,672.14 |               |
| Mutual of Omaha Bank - Reserve | 248,203.17   |               |
| Accounts Receivable            | 11,464.25    |               |
| Allowance for Doubtful Account | (2,500.00)   |               |
|                                | <hr/>        |               |
| TOTAL ASSETS                   |              | \$ 311,839.56 |
|                                |              | =====         |

LIABILITIES & EQUITY

CURRENT LIABILITIES:

|                        |             |             |
|------------------------|-------------|-------------|
| Accounts Payable       | \$ 2,524.70 |             |
| Prepaid Assessments    | 4,979.91    |             |
|                        | <hr/>       |             |
| Subtotal Current Liab. |             | \$ 7,504.61 |

RESERVES:

|                             |               |               |
|-----------------------------|---------------|---------------|
| Retained Earnings           | \$ 173,135.26 |               |
| Retained Earnings - Reserve | 81,121.13     |               |
|                             | <hr/>         |               |
| Subtotal Reserves           |               | \$ 254,256.39 |

EQUITY:

|                                |              |              |
|--------------------------------|--------------|--------------|
| Current Year Net Income/(Loss) | \$ 50,078.56 |              |
|                                | <hr/>        |              |
| Subtotal Equity                |              | \$ 50,078.56 |

|                            |  |               |
|----------------------------|--|---------------|
| TOTAL LIABILITIES & EQUITY |  | \$ 311,839.56 |
|                            |  | =====         |

# PARKVIEW HEIGHTS HOA

## Income/Expense Statement

Period: 08/01/20 to 08/31/20

| Account                        | Description                 | Current Period    |                   |                   | Year-To-Date     |                  |                  | Yearly Budget    |
|--------------------------------|-----------------------------|-------------------|-------------------|-------------------|------------------|------------------|------------------|------------------|
|                                |                             | Actual            | Budget            | Variance          | Actual           | Budget           | Variance         |                  |
| <b>INCOME:</b>                 |                             |                   |                   |                   |                  |                  |                  |                  |
| 04000                          | Assessment Income           | .00               | .00               | .00               | 92,978.64        | 92,978.64        | .00              | 123,971.52       |
| 04100                          | Late Fee Income             | 275.00            | .00               | 275.00            | 1,725.00         | .00              | 1,725.00         | .00              |
| 04300                          | Legal Fee Income            | .00               | .00               | .00               | 273.50           | .00              | 273.50           | .00              |
| 04400                          | Miscellaneous Income        | 687.05            | .00               | 687.05            | 2,191.00         | .00              | 2,191.00         | .00              |
| 04450                          | Operating Interest Income   | 2.68              | .00               | 2.68              | 17.73            | .00              | 17.73            | .00              |
| 04500                          | Reserve Income              | (2,131.39)        | (2,214.72)        | 83.33             | (19,182.51)      | (17,717.76)      | (1,464.75)       | (26,576.64)      |
|                                | <b>Subtotal Income</b>      | <b>(1,166.66)</b> | <b>(2,214.72)</b> | <b>1,048.06</b>   | <b>78,003.36</b> | <b>75,260.88</b> | <b>2,742.48</b>  | <b>97,394.88</b> |
| <b>EXPENSES</b>                |                             |                   |                   |                   |                  |                  |                  |                  |
| <b>Utilities Expense</b>       |                             |                   |                   |                   |                  |                  |                  |                  |
| 05000                          | Electric                    | 46.35             | 54.17             | 7.82              | 361.61           | 433.36           | 71.75            | 650.00           |
| 05100                          | Trash                       | 2,007.50          | 1,699.08          | (308.42)          | 14,500.72        | 13,592.64        | (908.08)         | 20,388.92        |
| 05200                          | Water/Sewer                 | 2,215.25          | 1,250.00          | (965.25)          | 6,298.38         | 10,000.00        | 3,701.62         | 15,000.00        |
|                                | <b>Utilities Expense</b>    | <b>4,269.10</b>   | <b>3,003.25</b>   | <b>(1,265.85)</b> | <b>21,160.71</b> | <b>24,026.00</b> | <b>2,885.29</b>  | <b>36,038.92</b> |
| <b>Maintenance Expenses</b>    |                             |                   |                   |                   |                  |                  |                  |                  |
| 06500                          | Landscape Contract          | 582.42            | 611.67            | 29.25             | 4,455.10         | 4,893.36         | 438.26           | 7,340.00         |
| 06525                          | Irrigation Repairs          | 439.62            | 341.67            | (97.95)           | 963.43           | 2,733.36         | 1,769.93         | 4,100.00         |
| 06550                          | Grounds Improvements        | .00               | 250.00            | 250.00            | .00              | 2,000.00         | 2,000.00         | 3,000.00         |
| 06575                          | Tree/Shrub Pruning          | .00               | 291.67            | 291.67            | .00              | 2,333.36         | 2,333.36         | 3,500.00         |
| 06600                          | Chemical Applications       | .00               | 75.00             | 75.00             | 439.00           | 600.00           | 161.00           | 900.00           |
| 06650                          | Snow Removal                | .00               | .00               | .00               | 800.00           | 1,250.01         | 450.01           | 2,500.00         |
| 06700                          | Holiday Decor and Lighting  | .00               | .00               | .00               | 1,100.00         | 1,100.00         | .00              | 1,100.00         |
| 06800                          | Misc Grounds Maint          | .00               | 241.67            | 241.67            | .00              | 1,933.36         | 1,933.36         | 2,900.00         |
| 06825                          | Fence Maintenance & Repair  | .00               | 166.67            | 166.67            | .00              | 1,333.36         | 1,333.36         | 2,000.00         |
| 06850                          | Monument and Signage        | .00               | 33.33             | 33.33             | .00              | 266.64           | 266.64           | 400.00           |
|                                | <b>Maintenance Expenses</b> | <b>1,022.04</b>   | <b>2,011.68</b>   | <b>989.64</b>     | <b>7,757.53</b>  | <b>18,443.45</b> | <b>10,685.92</b> | <b>27,740.00</b> |
| <b>Administrative/Business</b> |                             |                   |                   |                   |                  |                  |                  |                  |
| 07000                          | Management                  | 1,418.00          | 1,418.00          | .00               | 11,344.00        | 11,344.00        | .00              | 17,016.00        |
| 07100                          | Administration              | 204.75            | 266.67            | 61.92             | 2,149.65         | 2,133.36         | (16.29)          | 3,200.00         |
| 07200                          | Insurance                   | .00               | 333.33            | 333.33            | 2,738.00         | 2,666.64         | (71.36)          | 4,000.00         |
| 07300                          | Audit/Tax Return            | .00               | .00               | .00               | .00              | 400.00           | 400.00           | 400.00           |
| 07400                          | Bank Charges                | .00               | .00               | .00               | 10.00            | .00              | (10.00)          | .00              |
| 07500                          | Legal - General             | .00               | 291.67            | 291.67            | 54.73            | 2,333.36         | 2,278.63         | 3,500.00         |
| 07550                          | Legal - Collection          | .00               | 333.33            | 333.33            | 273.50           | 2,666.64         | 2,393.14         | 4,000.00         |
| 07600                          | Miscellaneous               | .00               | 41.66             | 41.66             | .00              | 333.28           | 333.28           | 499.88           |
| 07650                          | Community Activities        | .00               | 83.33             | 83.33             | .00              | 666.64           | 666.64           | 1,000.00         |

**PARKVIEW HEIGHTS HOA**

Income/Expense Statement

Period: 08/01/20 to 08/31/20

| Account | Description                    | Current Period |            |          | Year-To-Date |           |           | Yearly Budget |
|---------|--------------------------------|----------------|------------|----------|--------------|-----------|-----------|---------------|
|         |                                | Actual         | Budget     | Variance | Actual       | Budget    | Variance  |               |
|         | Administrative/Business        | 1,622.75       | 2,767.99   | 1,145.24 | 16,569.88    | 22,543.92 | 5,974.04  | 33,615.88     |
|         | TOTAL EXPENSES                 | 6,913.89       | 7,782.92   | 869.03   | 45,488.12    | 65,013.37 | 19,525.25 | 97,394.80     |
|         | Current Year Net Income/(loss) | (8,080.55)     | (9,997.64) | 1,917.09 | 32,515.24    | 10,247.51 | 22,267.73 | .08           |