

Cinnamon Village Homeowners Association, Inc

Balance Sheet For 2/28/2023

Assets

Mutual of Omaha Bank Operating	\$28,912.20
Mutual of Omaha - Reserve Acct	\$96,255.92
Accounts Receivable	\$27,587.04

Total Assets

	<u>\$152,755.16</u>
Total Assets	<u>\$152,755.16</u>

Liabilities

Accounts Payable	\$10,604.47
Accrued Expenses	(\$3,495.00)
Prepaid Assessments	\$10,733.09

Total Liabilities

\$17,842.56

Equity

Net Income	(\$408.54)
Retained Earnings	\$136,661.14

Total Equity

\$136,252.60

Total Liabilities / Equity

\$154,095.16

Cinnamon Village Homeowners Association, Inc

Statement of Revenues and Expenses 2/1/2023 - 2/28/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
4000 - Assessment Income	17,138.00	17,138.00	-	34,093.50	34,276.00	(182.50)	205,656.00
4100 - Late Fee Income	200.00	-	200.00	420.00	-	420.00	-
4450 - Interest Income - Operating	1.71	-	1.71	3.95	-	3.95	-
4500 - Reserve Income	(1,732.53)	(1,732.53)	-	(3,465.06)	(3,465.06)	-	(20,790.36)
4850 - Bank Charges	10.00	-	10.00	10.00	-	10.00	-
Total Income	15,617.18	15,405.47	211.71	31,062.39	30,810.94	251.45	184,865.64
Total Income	15,617.18	15,405.47	211.71	31,062.39	30,810.94	251.45	184,865.64
Operating Expense							
Expense							
5050 - Electric	128.14	104.17	(23.97)	261.62	208.34	(53.28)	1,250.00
5100 - Water/Sewer	-	1,166.67	1,166.67	-	2,333.34	2,333.34	14,000.00
5400 - Trash Removal	3,828.00	2,750.00	(1,078.00)	7,228.00	5,500.00	(1,728.00)	33,000.00
6000 - Building Maintenance	-	833.33	833.33	-	1,666.66	1,666.66	10,000.00
6150 - Painting	-	83.33	83.33	-	166.66	166.66	1,000.00
6500 - Landscape Contract	-	1,341.67	1,341.67	-	2,683.34	2,683.34	16,100.00
6525 - Irrigation Repairs	-	333.33	333.33	-	666.66	666.66	4,000.00
6550 - Trees Replacement / Maintenanc	-	416.67	416.67	-	833.34	833.34	5,000.00
6610 - Asphalt & Concrete Maintenance	-	2,916.67	2,916.67	-	5,833.34	5,833.34	35,000.00
6630 - Roof and Gutter Maintenance	-	333.33	333.33	-	666.66	666.66	4,000.00
6700 - Snow Removal	2,425.00	1,666.67	(758.33)	16,852.50	3,333.34	(13,519.16)	20,000.00
6750 - Lighting Maintenance	-	133.33	133.33	-	266.66	266.66	1,600.00
6800 - Misc Grounds Maint	-	250.00	250.00	8,550.75	500.00	(8,050.75)	3,000.00
7000 - Management	1,520.28	1,519.63	(0.65)	1,564.56	3,039.26	1,474.70	18,235.56
7100 - Administration	260.41	208.33	(52.08)	197.03	416.66	219.63	2,500.00
7200 - Insurance	261.33	708.34	447.01	522.66	1,416.68	894.02	8,500.08
7300 - Audit/Tax Return	-	333.33	333.33	-	666.66	666.66	4,000.00
7500 - Legal	-	125.00	125.00	-	250.00	250.00	1,500.00
7510 - Legal Passthrough	-	166.67	166.67	-	333.34	333.34	2,000.00
7800 - Community Events	-	15.00	15.00	(215.70)	30.00	245.70	180.00
7900 - Bank Charges	20.00	-	(20.00)	20.00	-	(20.00)	-
Total Expense	8,443.16	15,405.47	6,962.31	34,981.42	30,810.94	(4,170.48)	184,865.64
Total Expense	8,443.16	15,405.47	6,962.31	34,981.42	30,810.94	(4,170.48)	184,865.64
Operating Net Total	7,174.02	-	7,174.02	(3,919.03)	-	(3,919.03)	-

Cinnamon Village Homeowners Association, Inc

Statement of Revenues and Expenses 2/1/2023 - 2/28/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Income							
Income							
4600 - Reserve Interest Income	21.78	-	21.78	45.43	-	45.43	-
8000 - Reserve Contributions	1,732.53	-	1,732.53	3,465.06	-	3,465.06	-
Total Income	1,754.31	-	1,754.31	3,510.49	-	3,510.49	-
Total Income	1,754.31	-	1,754.31	3,510.49	-	3,510.49	-
Reserve Net Total	1,754.31	-	1,754.31	3,510.49	-	3,510.49	-
Net Total	8,928.33	-	8,928.33	(408.54)	-	(408.54)	-