

Cinnamon Village Homeowners Association, Inc

Balance Sheet For 9/30/2023

Assets

Mutual of Omaha Bank Operating	\$43,495.01
Mutual of Omaha - Reserve Acct	\$108,579.92
Accounts Receivable	\$27,518.16

Total Assets

\$179,593.09

Total Assets

\$179,593.09

Liabilities

Accounts Payable	\$10,759.55
Accrued Expenses	(\$3,495.00)
Prepaid Assessments	\$7,107.39

Total Liabilities

\$14,371.94

Equity

Net Income	\$29,900.01
Retained Earnings	\$136,661.14

Total Equity

\$166,561.15

Total Liabilities / Equity

\$180,933.09

Cinnamon Village Homeowners Association, Inc

Statement of Revenues and Expenses 9/1/2023 - 9/30/2023

	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	-	154,059.50	154,242.00	(182.50)	205,656.00
4100 - Late Fee Income	100.00	-	100.00	1,240.00	-	1,240.00	-
4450 - Interest Income - Operating	1.85	-	1.85	16.86	-	16.86	-
4500 - Reserve Income	(3,465.06)	(1,732.53)	(1,732.53)	(15,592.77)	(15,592.77)	-	(20,790.36)
4700 - Move In/Out Fee	300.00	-	300.00	2,100.00	-	2,100.00	-
4850 - Bank Charges	-	-	-	30.00	-	30.00	-
Total Income	14,074.79	15,405.47	(1,330.68)	141,853.59	138,649.23	3,204.36	184,865.64
Total Income	14,074.79	15,405.47	(1,330.68)	141,853.59	138,649.23	3,204.36	184,865.64
Operating Expense							
Expense							
5050 - Electric	126.72	104.17	(22.55)	1,102.47	937.53	(164.94)	1,250.00
5100 - Water/Sewer	1,755.08	1,166.67	(588.41)	5,154.84	10,500.03	5,345.19	14,000.00
5400 - Trash Removal	2,014.31	2,750.00	735.69	31,085.26	24,750.00	(6,335.26)	33,000.00
6000 - Building Maintenance	-	833.33	833.33	-	7,499.97	7,499.97	10,000.00
6150 - Painting	-	83.33	83.33	-	749.97	749.97	1,000.00
6500 - Landscape Contract	-	1,341.67	1,341.67	11,500.00	12,075.03	575.03	16,100.00
6525 - Irrigation Repairs	428.00	333.33	(94.67)	3,245.50	2,999.97	(245.53)	4,000.00
6550 - Trees Replacement / Maintanc	-	416.67	416.67	-	3,750.03	3,750.03	5,000.00
6610 - Asphalt & Concrete Maintenance	-	2,916.67	2,916.67	-	26,250.03	26,250.03	35,000.00
6630 - Roof and Gutter Maintenance	-	333.33	333.33	2,500.00	2,999.97	499.97	4,000.00
6700 - Snow Removal	-	1,666.67	1,666.67	17,052.50	15,000.03	(2,052.47)	20,000.00
6750 - Lighting Maintenance	-	133.33	133.33	5,435.00	1,199.97	(4,235.03)	1,600.00
6800 - Misc Grounds Maint	4,700.00	250.00	(4,450.00)	31,576.25	2,250.00	(29,326.25)	3,000.00
7000 - Management	1,520.28	1,519.63	(65)	12,206.52	13,676.67	1,470.15	18,235.56
7100 - Administration	327.96	208.33	(119.63)	2,372.48	1,874.97	(497.51)	2,500.00
7200 - Insurance	285.75	708.34	422.59	4,006.65	6,375.06	2,368.41	8,500.08
7300 - Audit/Tax Return	-	333.33	333.33	-	2,999.97	2,999.97	4,000.00
7500 - Legal	-	125.00	125.00	-	1,125.00	1,125.00	1,500.00
7510 - Legal Passthrough	-	166.67	166.67	-	1,500.03	1,500.03	2,000.00
7600 - Miscellaneous	-	-	-	736.30	-	(736.30)	-
7800 - Community Events	-	15.00	15.00	(215.70)	135.00	350.70	180.00
7900 - Bank Charges	-	-	-	30.00	-	(30.00)	-
Total Expense	11,158.10	15,405.47	4,247.37	127,788.07	138,649.23	10,861.16	184,865.64
Total Expense	11,158.10	15,405.47	4,247.37	127,788.07	138,649.23	10,861.16	184,865.64
Operating Net Total	2,916.69	-	2,916.69	14,065.52	-	14,065.52	-

Cinnamon Village Homeowners Association, Inc

Statement of Revenues and Expenses 9/1/2023 - 9/30/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Income							
Income							
4600 - Reserve Interest Income	30.53	-	30.53	241.72	-	241.72	-
8000 - Reserve Contributions	3,465.06	-	3,465.06	15,592.77	-	15,592.77	-
Total Income	3,495.59	-	3,495.59	15,834.49	-	15,834.49	-
Total Income	3,495.59	-	3,495.59	15,834.49	-	15,834.49	-
Reserve Net Total	3,495.59	-	3,495.59	15,834.49	-	15,834.49	-
Net Total	6,412.28	-	6,412.28	29,900.01	-	29,900.01	-