

The Double Tree at Heatherridge HOA

Balance Sheet For 8/31/2024

Assets

Mutual of Omaha Bank Operating	\$11,084.33
Mutual of Omaha - Reserve Acct	\$79,566.06
Accounts Receivable	\$3,985.00

Total Assets **\$94,635.39**

Income

Capital Gains - Reserves	(\$2,953.65)
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Total Income **(\$2,953.65)**

Total Assets **\$91,681.74**

Liabilities

Accounts Payable	\$2,617.26
Prepaid Assessments	\$3,150.00

Total Liabilities **\$5,767.26**

Equity

Beginning Balance Equity	\$41,247.82
Net Income	(\$19,123.74)
Retained Earnings	\$53,790.40

Total Equity **\$75,914.48**

Total Liabilities / Equity **\$81,681.74**

The Double Tree at Heatheridge HOA

Statement of Revenues and Expenses 8/1/2024 - 8/31/2024

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
4000 - Assessment Income	13,200.00	13,200.00	-	106,420.00	105,600.00	820.00	158,400.00
4100 - Late Fee Income	75.00	-	75.00	75.00	-	75.00	-
4400 - Miscellaneous Income	55.54	-	55.54	505.54	-	505.54	-
4450 - Interest Income - Operating	.81	-	.81	8.14	-	8.14	-
4500 - Reserve Income	-	-	-	(10,000.00)	-	(10,000.00)	-
4850 - Bank Charges	-	-	-	60.00	-	60.00	-
Total Income	13,331.35	13,200.00	131.35	97,068.68	105,600.00	(8,531.32)	158,400.00
Total Income	13,331.35	13,200.00	131.35	97,068.68	105,600.00	(8,531.32)	158,400.00

Operating Expense

Utilities Expense							
5050 - Electric	50.02	30.00	(20.02)	270.39	240.00	(30.39)	360.00
5100 - Water/Sewer	2,617.26	2,500.00	(117.26)	14,168.21	13,590.00	(578.21)	22,290.00
5400 - Trash Removal	412.03	415.00	2.97	3,321.31	3,320.00	(1.31)	4,980.00
Total Utilities Expense	3,079.31	2,945.00	(134.31)	17,759.91	17,150.00	(609.91)	27,630.00

Maintenance Expense							
6000 - Building Maintenance	-	62.50	62.50	2,265.00	500.00	(1,765.00)	750.00
6200 - Roof & Gutter Maint	-	-	-	1,500.00	-	(1,500.00)	-
6250 - Plumbing repairs	-	600.00	600.00	1,089.00	4,800.00	3,711.00	7,200.00
6500 - Landscape Contract	1,045.00	1,250.00	205.00	5,982.50	7,105.00	1,122.50	11,140.00
6525 - Irrigation Repairs	993.50	-	(993.50)	1,267.74	875.00	(392.74)	875.00
6550 - Trees Replacement / Maintenanc	-	-	-	2,852.00	-	(2,852.00)	-
6575 - Misc Grounds Improvements	-	-	-	18,791.25	4,667.00	(14,124.25)	4,667.00
6605 - Concrete Repairs	-	-	-	16,685.00	30,000.00	13,315.00	30,000.00
6700 - Snow Removal	-	-	-	2,313.25	2,500.00	186.75	3,500.00
6750 - Lighting Maintenance	-	-	-	55.00	1,600.00	1,545.00	3,200.00
Total Maintenance Expense	2,038.50	1,912.50	(126.00)	52,800.74	52,047.00	(753.74)	61,332.00

Administration Expense							
7000 - Management	1,350.00	1,400.00	50.00	8,100.00	7,000.00	(1,100.00)	12,600.00
7100 - Administration	143.00	48.00	(95.00)	977.93	310.00	(667.93)	565.00
7200 - Insurance	-	4,456.00	4,456.00	33,620.54	31,192.00	(2,428.54)	53,104.00
7300 - Audit/Tax Return	-	-	-	554.00	325.00	(229.00)	325.00
7340 - Reserve Study	-	-	-	562.50	-	(562.50)	-
7500 - Legal	-	-	-	1,587.12	1,125.00	(462.12)	1,125.00
7800 - Community Events	-	-	-	91.02	-	(91.02)	-
7900 - Bank Charges	-	6.00	6.00	232.69	492.00	259.31	516.00
Total Administration Expense	1,493.00	5,910.00	4,417.00	45,725.80	40,444.00	(5,281.80)	68,235.00
Total Expense	6,610.81	10,767.50	4,156.69	116,286.45	109,641.00	(6,645.45)	157,197.00

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Statement of Revenues and Expenses 8/1/2024 - 8/31/2024

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Net Total	6,720.54	2,432.50	4,288.04	(19,217.77)	(4,041.00)	(15,176.77)	1,203.00

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Statement of Revenues and Expenses 8/1/2024 - 8/31/2024

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Expense							
Reserve Activity							
8010 - Reserve interest	(20.27)	-	20.27	(94.03)	-	94.03	-
Total Reserve Activity	(20.27)	-	20.27	(94.03)	-	94.03	-
Total Expense	(20.27)	-	20.27	(94.03)	-	94.03	-
Reserve Net Total	20.27	-	20.27	94.03	-	94.03	-
Net Total	6,740.81	2,432.50	4,308.31	(19,123.74)	(4,041.00)	(15,082.74)	1,203.00