The Double Tree at Heatherridge HOA

Balance Sheet For 5/31/2025

Assets		
Mutual of Omaha Bank Operating	$7,543.57	
Mutual of Omaha - Reserve Acct	$86,570.12	
Total Assets		**$94,113.69**
Income		
Capital Gains - Reserves	($2,953.65)	
Total Income		**($2,953.65)**
	Total Assets	**$91,160.04**

Liabilities		
Accounts Payable	$6,457.57	
Prepaid Assessments	$3,450.00	
Total Liabilities		**$9,907.57**
Equity		
Beginning Balance Equity	$41,247.82	
Net Income	$11,733.00	
Retained Earnings	$18,271.65	
Total Equity		**$71,252.47**
	Total Liabilities / Equity	**$81,160.04**

The Double Tree at Heatherridge HOA

Statement of Revenues and Expenses 5/1/2025 - 5/31/2025

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Operating Income							
Income							
4000 - Assessment Income	13,200.00	13,200.00	-	66,000.00	66,000.00	-	158,400.00
4100 - Late Fee Income	25.00	-	25.00	75.00	-	75.00	-
4400 - Miscellaneous Income	-	-	-	249.29	-	249.29	-
4450 - Interest Income - Operating	.80	1.25	(.45)	3.86	6.25	(2.39)	15.00
4500 - Reserve Income	(2,750.00)	(1,375.00)	(1,375.00)	(6,875.00)	(6,875.00)	-	(16,500.00)
Total Income	**10,475.80**	**11,826.25**	**(1,350.45)**	**59,453.15**	**59,131.25**	**321.90**	**141,915.00**
Total Income	**10,475.80**	**11,826.25**	**(1,350.45)**	**59,453.15**	**59,131.25**	**321.90**	**141,915.00**
Operating Expense							
Utilities Expense							
5050 - Electric	32.86	33.33	.47	167.33	166.65	(.68)	400.00
5100 - Water/Sewer	1,663.35	1,928.33	264.98	6,533.58	9,641.65	3,108.07	23,140.00
5400 - Trash Removal	425.10	435.58	10.48	2,148.66	2,177.90	29.24	5,227.00
Total Utilities Expense	**2,121.31**	**2,397.24**	**275.93**	**8,849.57**	**11,986.20**	**3,136.63**	**28,767.00**
Maintenance Expense							
6000 - Building Maintenance	-	166.67	166.67	-	833.35	833.35	2,000.00
6200 - Roof & Gutter Maint	-	416.67	416.67	-	2,083.35	2,083.35	5,000.00
6250 - Plumbing repairs	-	125.00	125.00	-	625.00	625.00	1,500.00
6500 - Landscape Contract	1,306.25	783.75	(522.50)	3,135.00	3,918.75	783.75	9,405.00
6525 - Irrigation Repairs	-	125.00	125.00	80.00	625.00	545.00	1,500.00
6550 - Trees Replacement / Maintenanc	-	500.00	500.00	-	2,500.00	2,500.00	6,000.00
6575 - Misc Grounds Improvements	-	625.00	625.00	1,650.00	3,125.00	1,475.00	7,500.00
6605 - Concrete Repairs	7,906.00	41.67	(7,864.33)	7,906.00	208.35	(7,697.65)	500.00
6700 - Snow Removal	-	-	-	1,044.00	2,500.00	1,456.00	3,500.00
6750 - Lighting Maintenance	-	83.33	83.33	-	416.65	416.65	1,000.00
Total Maintenance Expense	**9,212.25**	**2,867.09**	**(6,345.16)**	**13,815.00**	**16,835.45**	**3,020.45**	**37,905.00**
Administration Expense							
7000 - Management	1,390.50	1,390.50	-	6,952.50	6,952.50	-	16,686.00
7100 - Administration	-	68.67	68.67	468.37	343.35	(125.02)	824.00
7200 - Insurance	9,588.44	4,733.33	(4,855.11)	24,469.68	23,666.65	(803.03)	56,800.00
7300 - Audit/Tax Return	-	37.50	37.50	-	187.50	187.50	450.00
7500 - Legal	-	125.00	125.00	-	625.00	625.00	1,500.00
7600 - Miscellaneous	105.50	15.25	(90.25)	105.50	76.25	(29.25)	183.00
7800 - Community Events	-	20.83	20.83	-	104.15	104.15	250.00
7900 - Bank Charges	-	4.17	4.17	-	20.85	20.85	50.00
Total Administration Expense	**11,084.44**	**6,395.25**	**(4,689.19)**	**31,996.05**	**31,976.25**	**(19.80)**	**76,743.00**
Total Expense	**22,418.00**	**11,659.58**	**(10,758.42)**	**54,660.62**	**60,797.90**	**6,137.28**	**143,415.00**
Operating Net Total	**(11,942.20)**	**166.67**	**(12,108.87)**	**4,792.53**	**(1,666.65)**	**6,459.18**	**(1,500.00)**

The Double Tree at Heatherridge HOA

Statement of Revenues and Expenses 5/1/2025 - 5/31/2025

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Reserve Income							
Reserve Activity							
8000 - Reserve Contributions	2,750.00	-	2,750.00	6,875.00	-	6,875.00	-
Total Reserve Activity	**2,750.00**	**-**	**2,750.00**	**6,875.00**	**-**	**6,875.00**	**-**
Total Income	**2,750.00**	**-**	**2,750.00**	**6,875.00**	**-**	**6,875.00**	**-**
Reserve Expense							
Reserve Activity							
8010 - Reserve interest	(12.17)	-	12.17	(65.47)	-	65.47	-
Total Reserve Activity	**(12.17)**	**-**	**12.17**	**(65.47)**	**-**	**65.47**	**-**
Total Expense	**(12.17)**	**-**	**12.17**	**(65.47)**	**-**	**65.47**	**-**
Reserve Net Total	**2,762.17**	**-**	**2,762.17**	**6,940.47**	**-**	**6,940.47**	**-**
Net Total	**(9,180.03)**	**166.67**	**(9,346.70)**	**11,733.00**	**(1,666.65)**	**13,399.65**	**(1,500.00)**