

**BEAVER VALLEY IMPROVEMENT ASSOCIATION**  
**BALANCE SHEET**  
As of 02/28/21

		ASSETS	
CURRENT ASSETS			
BANK ACCOUNTS			
OPERATING FUNDS			
1034	AAFS OPERATING AZ	\$	64,668.19
	TOTAL OPERATING FUNDS	\$	64,668.19
RESERVES			
1020	AAFS MONEY MARKET	\$	1,925.18
	TOTAL RESERVE FUNDS	\$	1,925.18
	TOTAL BANK ACCOUNTS	\$	66,593.37
OTHER ASSETS			
1040	SECURITY DEPOSIT	\$	110.00
	TOTAL OTHER ASSETS	\$	110.00
	TOTAL ASSETS	\$	66,703.37
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		LIABILITIES AND EQUITY	
LIABILITIES			
2975	PREPAID ASSESSMENTS (CURR)	\$	2,462.00
	TOTAL LIABILITIES	\$	2,462.00
RESERVES			
3030	MEMBER'S EQUITY	\$	1,925.18
	TOTAL RESERVES	\$	1,925.18
EQUITY			
4010	RETAINED EARNINGS	\$	71,410.84
	CURRENT YEAR NET INCOME/(LOSS)		(9,094.65)
	SUBTOTAL EQUITY	\$	62,316.19
	TOTAL LIABILITIES & EQUITY	\$	66,703.37
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**BEAVER VALLEY IMPROVEMENT ASSOCIATION**

Income/Expense Statement

Period: 02/01/21 to 02/28/21

Description	Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
<b>INCOME:</b>							
05010 MEMBER DUES & FEES	1,820.00	.00	1,820.00	49,005.59	.00	49,005.59	.00
05011 COLLECTION INCOME	190.00	.00	190.00	262.00	.00	262.00	.00
05015 PENALTY & INTEREST FEES	180.00	.00	180.00	760.16	.00	760.16	.00
05025 DISCLOSURE FEE	.00	.00	.00	1,290.00	.00	1,290.00	.00
05026 TRANSFER FEE	.00	.00	.00	3,575.00	.00	3,575.00	.00
05030 LEGAL FEES RECOVERY	.00	.00	.00	1,337.00	.00	1,337.00	.00
05035 LIEN FEE	.00	.00	.00	50.00	.00	50.00	.00
05040 INTEREST	.13	.00	.13	1.09	.00	1.09	.00
05041 INTEREST PRIOR YEARS	.00	.00	.00	1.87	.00	1.87	.00
05045 UNAPPLIED CASH PAYMENT INCOME	.00	.00	.00	290.00	.00	290.00	.00
05050 MISC INCOME	.00	.00	.00	672.00	.00	672.00	.00
<b>TOTAL INCOME</b>	<b>2,190.13</b>	<b>.00</b>	<b>2,190.13</b>	<b>57,244.71</b>	<b>.00</b>	<b>57,244.71</b>	<b>.00</b>
<b>EXPENSES</b>							
<b>MANDATORY EXPENSES</b>							
<b>ADMINISTRATION</b>							
08400 INSURANCE	(483.60)	.00	483.60	3,159.00	.00	(3,159.00)	.00
08410 MANAGEMENT	400.00	.00	(400.00)	1,800.00	.00	(1,800.00)	.00
08425 BOOKKEEPING	78.75	.00	(78.75)	1,410.05	.00	(1,410.05)	.00
08430 LEGAL FEES-COLLECTIONS	1,657.84	.00	(1,657.84)	14,645.04	.00	(14,645.04)	.00
08439 BANK CHARGES PRIOR YEARS	.00	.00	.00	170.00	.00	(170.00)	.00
08440 BANK CHARGES	.00	.00	.00	124.66	.00	(124.66)	.00
08454 SUPPLIES - OFFICE	21.07	.00	(21.07)	165.69	.00	(165.69)	.00
08455 POSTAGE, COPYING& PRINTING	268.30	.00	(268.30)	702.95	.00	(702.95)	.00
08470 PROPERTY TAXES	.00	.00	.00	1,982.34	.00	(1,982.34)	.00
08485 QUICKBOOKS PAYMENTS FEES	70.00	.00	(70.00)	166.19	.00	(166.19)	.00
08490 WEBBOSTING	.00	.00	.00	348.91	.00	(348.91)	.00
<b>TOTAL ADMINISTRATION EXPENSES</b>	<b>2,012.36</b>	<b>.00</b>	<b>(2,012.36)</b>	<b>24,674.83</b>	<b>.00</b>	<b>(24,674.83)</b>	<b>.00</b>
<b>LEGAL</b>							
08420 COLLECTIONS	375.00	.00	(375.00)	375.00	.00	(375.00)	.00
08435 WATER COMPANY-LEGAL	.00	.00	.00	23,865.17	.00	(23,865.17)	.00
<b>TOTAL LEGAL</b>	<b>375.00</b>	<b>.00</b>	<b>(375.00)</b>	<b>24,240.17</b>	<b>.00</b>	<b>(24,240.17)</b>	<b>.00</b>
<b>PROPERTY MAINTENANCE</b>							
08010 GENERATOR INSPECTION	237.97	.00	(237.97)	237.97	.00	(237.97)	.00
08020 FILL PROPANE TANK	.00	.00	.00	552.01	.00	(552.01)	.00
08021 PROPANE TANK RENTAL	.00	.00	.00	52.55	.00	(52.55)	.00
08075 ASPHALT PATCH WORK	12,145.87	.00	(12,145.87)	12,145.87	.00	(12,145.87)	.00
<b>TOTAL MAINTENANCE/SUPPLIES</b>	<b>12,383.84</b>	<b>.00</b>	<b>(12,383.84)</b>	<b>12,988.40</b>	<b>.00</b>	<b>(12,988.40)</b>	<b>.00</b>
<b>UTILITIES</b>							
08300 ELECTRIC	.00	.00	.00	1,227.31	.00	(1,227.31)	.00
08320 WATER	13.20	.00	(13.20)	2,457.61	.00	(2,457.61)	.00
08330 WEB HOSTING	.00	.00	.00	563.41	.00	(563.41)	.00
08340 WASTE	.00	.00	.00	187.50	.00	(187.50)	.00
<b>TOTAL UTILITIES</b>	<b>13.20</b>	<b>.00</b>	<b>(13.20)</b>	<b>4,435.83</b>	<b>.00</b>	<b>(4,435.83)</b>	<b>.00</b>

**BEAVER VALLEY IMPROVEMENT ASSOCIATION**

Income/Expense Statement

Period: 02/01/21 to 02/28/21

Description	Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
DISCRETIONARY EXPENSES							
TOTAL DISCRETIONARY EXPENSES	.00	.00	.00	.00	.00	.00	.00
TOTAL EXPENSES BEFORE RESERVE	14,784.40	.00	(14,784.40)	66,339.23	.00	(66,339.23)	.00
CONTRIBUTIONS TO RESERVES							
08780 RESERVES INTEREST CONT	.13	.00	(.13)	.13	.00	(.13)	.00
TOTAL CONTRIBUTIONS TO RESERV	.13	.00	(.13)	.13	.00	(.13)	.00
TOTAL EXPENSES	14,784.53	.00	(14,784.53)	66,339.36	.00	(66,339.36)	.00
CURR YR NET INCOME/ (LOSS)	(12,594.40)	.00	(12,594.40)	(9,094.65)	.00	(9,094.65)	.00
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BEAVER VALLEY IMPROVEMENT ASSOCIATION  
Income/Expense Statement  
Actual spreadsheet Start date: 04/01/20 Cutoff date: 02/28/21

	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	Total
<b>INCOME:</b>													
MEMBER DUES & FEES	35478	0	3965	420	2374	140	232-	280	0	4760	1820	0	49006
COLLECTION INCOME	0	0	0	0	0	0	0	0	0	72	190	0	262
PENALTY & INTEREST FEES	85	0	105	0	135	0	0	0	0	255	180	0	760
DISCLOSURE FEE	147	0	197	0	430	430	0	0	0	86	0	0	1290
TRANSFER FEE	426	0	574	0	1250	1250	0	0	0	75	0	0	3575
LEGAL FEES RECOVERY	0	0	7	0	0	0	0	0	0	1330	0	0	1337
LIEN FEE	0	0	50	0	0	0	0	0	0	0	0	0	50
INTEREST	0	0	0	0	0	0	0	0	1	0	0	0	1
INTEREST PRIOR YEARS	0	0	0	0	0	0	0	0	2	0	0	0	2
UNAPPLIED CASH PAYMENT IN	150	0	140	0	0	0	0	0	0	0	0	0	290
MISC INCOME	0	0	0	0	0	0	0	672	0	0	0	0	672
<b>TOTAL INCOME</b>	<b>36286</b>	<b>0</b>	<b>5038</b>	<b>420</b>	<b>4189</b>	<b>1820</b>	<b>232-</b>	<b>952</b>	<b>3</b>	<b>6578</b>	<b>2190</b>	<b>0</b>	<b>57245</b>
<b>EXPENSES</b>													
<b>MANDATORY EXPENSES</b>													
<b>ADMINISTRATION</b>													
INSURANCE	1570	0	0	0	0	0	1570	1570	1066-	0	484-	0	3159
MANAGEMENT	0	0	0	0	0	0	200	400	400	400	400	0	1800
BOOKKEEPING	0	0	585	0	206	0	302	139	99	0	79	0	1410
LEGAL FEES-COLLECTIONS	0	0	0	0	203	125	0	6316	4169	2175	1658	0	14645
BANK CHARGES PRIOR YEARS	0	0	0	0	0	0	0	0	170	0	0	0	170
BANK CHARGES	6	0	6	0	6-	0	4	0	114	0	0	0	125
SUPPLIES - OFFICE	0	0	77	0	0	0	68	0	0	0	21	0	166
POSTAGE, COPYING& PRINTIN	0	0	0	0	0	0	125	296	14	0	268	0	703
PROPERTY TAXES	0	0	0	0	0	0	1982	0	0	0	0	0	1982
QUICKBOOKS PAYMENTS FEES	5	21	0	0	0	0	0	35	35	0	70	0	166
WEBHOSTING	0	0	155	0	0	0	0	0	0	194	0	0	349
<b>TOTAL ADMINISTRATION EXPE</b>	<b>1581</b>	<b>21</b>	<b>823</b>	<b>0</b>	<b>403</b>	<b>125</b>	<b>4251</b>	<b>8755</b>	<b>3934</b>	<b>2769</b>	<b>2012</b>	<b>0</b>	<b>24675</b>
<b>LEGAL</b>													
COLLECTIONS	0	0	0	0	0	0	0	0	0	0	375	0	375
WATER COMPANY-LEGAL	641	0	577	3434	1001	7769	10443	0	0	0	0	0	23865
<b>TOTAL LEGAL</b>	<b>641</b>	<b>0</b>	<b>577</b>	<b>3434</b>	<b>1001</b>	<b>7769</b>	<b>10443</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>375</b>	<b>0</b>	<b>24240</b>
<b>PROPERTY MAINTENANCE</b>													
GENERATOR INSPECTION	0	0	0	0	0	0	0	0	0	0	238	0	238
FILL PROPANE TANK	0	0	487	0	0	0	65	0	0	0	0	0	552
PROPANE TANK RENTAL	0	0	0	0	0	0	0	0	0	53	0	0	53
ASPHALT PATCH WORK	0	0	0	0	0	0	0	0	0	0	12146	0	12146
<b>TOTAL MAINTENANCE/SUPPLIE</b>	<b>0</b>	<b>0</b>	<b>487</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>65</b>	<b>0</b>	<b>0</b>	<b>53</b>	<b>12384</b>	<b>0</b>	<b>12988</b>
<b>UTILITIES</b>													
ELECTRIC	147	141	155	181	198	218	187	0	0	0	0	0	1227
WATER	182	0	36	48	1060	0	502	300	316	0	13	0	2458
WEB HOSTING	213	0	174	177	0	0	0	0	0	0	0	0	563
WASTE	38	0	38	0	38	38	0	38	0	0	0	0	188
<b>TOTAL UTILITIES</b>	<b>580</b>	<b>141</b>	<b>403</b>	<b>405</b>	<b>1295</b>	<b>255</b>	<b>689</b>	<b>337</b>	<b>316</b>	<b>0</b>	<b>13</b>	<b>0</b>	<b>4436</b>

DISCRETIONARY EXPENSES													
TOTAL DISCRETIONARY EXPE	0	0	0	0	0	0	0	0	0	0	0	0	0
TOTAL EXPENSES BEFORE RES	2801	163	2291	3840	2699	8149	15448	9092	4251	2821	14784	0	66339
CONTRIBUTIONS TO RESERVES													
RESERVES INTEREST CONT	0	0	0	0	0	0	0	0	0	0	0	0	0
TOTAL CONTRIBUTIONS TO RE	0	0	0	0	0	0	0	0	0	0	0	0	0
TOTAL EXPENSES	2801	163	2291	3840	2699	8149	15448	9092	4251	2821	14785	0	66339
CURR YR NET INCOME/(LOSS)	33485	163-	2748	3420-	1490	6329-	15680-	8140-	4248-	3757	12594-	0	9095-

CASH DISBURSEMENTS

Starting Check Date: 2/01/21 Cash Account #: "All"  
 Ending Check Date: 2/28/21

Check Date	Check #	Vend #	Name	Check Amount	Reference
Cash account #:		1034	AAFS OPERATING AZ		
2/04/21	1023	ORBITZ	ORBITZ BOOKKEEPING SERVICE LLC	148.75	NOV BOOKKEEPING
2/04/21	1024	PDS	PLANNED DEVELOPMENT SERVICES	664.37	BLACK & WHITE COPIES
2/04/21	1025	TONCUL	LAW OFFICE OF TONY S CULLUM	1,436.02	DEC LEGAL WORK
2/10/21	1026	BEAVAL	BEAVER VALLEY WATER CO	13.20	1102-2
2/10/21	1027	GILGEN	GILA GENERATOR	237.97	OIL FILTER/OIL/BATTERY BO
2/10/21	1028	PDS	PLANNED DEVELOPMENT SERVICES	400.00	MONTHLY ACCT FEE
2/16/21	1029	MASLLC	MID-STATE ASPHALT SERVICES LLC	12,145.87	ASPHALT PATCH WORK
2/23/21	1030	VOID		.00	Void
2/23/21	1031	TONCUL	LAW OFFICE OF TONY S CULLUM	221.82	JAN GENERAL/COLLECTIONS
2/23/21	1032	JOEWIL	JOE WILSON	264.87	LOT 2052 PD IN ERROR
Totals:				15,532.87	

-- End of report --

4,560.25 ±  
 4,360.25 +  
 10,732.87 +  
 483.50 -  
 264.87 -  
 -001.00 ±  
 11,784.40 \*  
 0 \*  
 0 \*  
 0

DATE: 3/04/21

TIME: 9:03 AM

BEAVER VALLEY IMPROVEMENT ASSOCIATION  
AGED OWNER BALANCES: AS OF Feb. 28, 2021

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R E P O R T S U M M A R Y

CODE	N/A	DESCRIPTION	ACCOUNT #	CURRENT	OVER 30	OVER 60	OVER 90	TOTAL
A1		ASSESSMENT	5010	0.00	0.00	0.00	5598.00	5598.00
01		Late Fees	5015	0.00	210.00	0.00	510.00	720.00
02		Return Pymt Fee	5011	0.00	0.00	0.00	12.00	12.00
03		Admin. Fees	5011	400.00	220.00	0.00	271.00	891.00
04		Interest	5011	0.00	0.00	0.00	60.57	60.57
GRAND TOTAL:				400.00	430.00	0.00	6451.57	7281.57

ACCOUNT NUMBER	ACCOUNT DESCRIPTION	DELINQUENCY AMOUNT
05011	COLLECTION INCOME	963.57
05015	PENALTY & INTEREST FEES	720.00
05010	MEMBER DUES & FEES	5598.00
T O T A L		\$7281.57

-- End of report --