

BEAVER VALLEY IMPROVEMENT ASSOCIATION

BALANCE SHEET

As of 12/31/22

ASSETS

	CURRENT ASSETS		
	BANK ACCOUNTS		
	OPERATING FUNDS		
1034	AAB OPERATING AZ	\$	10,377.95
	TOTAL OPERATING FUNDS		<u>\$ 10,377.95</u>
	RESERVES		
1020	AAB MONEY MARKET	\$	2,221.75
	TOTAL RESERVE FUNDS		<u>\$ 2,221.75</u>
	OTHER ASSETS		
1040	SECURITY DEPOSIT	\$	110.00
	TOTAL OTHER ASSETS		<u>\$ 110.00</u>
	TOTAL ASSETS		<u><u>\$ 12,709.70</u></u>

LIABILITIES AND EQUITY

	LIABILITIES		
2975	PREPAID ASSESSMENTS (CURR)	\$	3,834.00
	TOTAL LIABILITIES		<u>\$ 3,834.00</u>
	RESERVES		
3030	MEMBER'S EQUITY	\$	2,219.80
3032	RESERVES -CURRENT YEAR		1.95
	TOTAL RESERVES		<u>\$ 2,221.75</u>
	EQUITY		
4010	RETAINED EARNINGS	\$	17,805.57
	CURRENT YEAR NET INCOME/ (LOSS)		(11,151.62)
	SUBTOTAL EQUITY		<u>\$ 6,653.95</u>
	TOTAL LIABILITIES & EQUITY		<u><u>\$ 12,709.70</u></u>

BEAVER VALLEY IMPROVEMENT ASSOCIATION

Income/Expense Statement

Period: 12/01/22 to 12/31/22

Description	Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
INCOME:							
05010 MEMBER DUES & FEES	168.00	.00	168.00	60,840.00	58,094.40	2,745.60	61,152.00
05011 COLLECTION INCOME	15.00	.00	15.00	1,849.50	.00	1,849.50	.00
05015 PENALTY & INTEREST FEES	15.00	.00	15.00	570.00	2,457.00	(1,887.00)	2,730.00
05040 INTEREST	.28	1.00	(.72)	1.95	9.00	(7.05)	12.00
05050 MISC INCOME	.00	50.00	(50.00)	(175.00)	450.00	(625.00)	600.00
05060 EMERGENCY GATE DONANTION	.00	.00	.00	2,050.00	.00	2,050.00	.00
TOTAL INCOME	198.28	51.00	147.28	65,136.45	61,010.40	4,126.05	64,494.00
EXPENSES							
MANDATORY EXPENSES							
ADMINISTRATION							
08400 INSURANCE	.00	.00	.00	2,863.00	2,700.00	(163.00)	2,700.00
08410 MANAGEMENT	500.00	500.00	.00	4,500.00	4,500.00	.00	6,000.00
08420 COLLECTIONS	120.00	50.00	(70.00)	3,715.00	450.00	(3,265.00)	600.00
08425 BOOKKEEPING	46.00	45.00	(1.00)	408.00	405.00	(3.00)	540.00
08440 BANK CHARGES	.00	10.00	10.00	.00	90.00	90.00	120.00
08455 POSTAGE, COPYING& PRINTING	50.27	10.00	(40.27)	2,759.19	90.00	(2,669.19)	910.00
08470 PROPERTY TAXES	.00	.00	.00	1,758.86	2,000.00	241.14	2,000.00
08475 AUDIT / TAX PREPARATION	.00	.00	.00	800.00	.00	(800.00)	500.00
08480 PERMITS, LICENSES & TAXES	.00	.00	.00	150.00	.00	(150.00)	350.00
TOTAL ADMINISTRATION EXPENSES	716.27	615.00	(101.27)	16,954.05	10,235.00	(6,719.05)	13,720.00
LEGAL							
08430 LEGAL FEES-GENERAL	.00	.00	.00	796.80	.00	(796.80)	.00
08435 WATER COMPANY-LEGAL	.00	3,000.00	3,000.00	28,838.50	17,000.00	(11,838.50)	26,000.00
TOTAL LEGAL	.00	3,000.00	3,000.00	29,635.30	17,000.00	(12,635.30)	26,000.00
PROPERTY MAINTENANCE							
08010 GENERATOR INSPECTION	.00	.00	.00	.00	.00	.00	350.00
08015 PROPANE TANK INSPECTION	.00	.00	.00	.00	250.00	250.00	250.00
08020 FILL PROPANE TANK	.00	200.00	200.00	142.59	200.00	57.41	400.00
08021 PROPANE TANK RENTAL	52.55	.00	(52.55)	52.55	.00	(52.55)	.00
TOTAL MAINTENANCE/SUPPLIES	52.55	200.00	147.45	195.14	450.00	254.86	1,000.00
UTILITIES							
08300 ELECTRIC	191.85	200.00	8.15	1,676.30	1,800.00	123.70	2,400.00
08320 WATER	43.14	30.00	(13.14)	1,621.33	1,250.00	(371.33)	1,340.00
08330 WEB HOSTING	.00	.00	.00	.00	250.00	250.00	250.00
08340 WASTE	.00	37.00	37.00	150.00	185.00	35.00	222.00
TOTAL UTILITIES	234.99	267.00	32.01	3,447.63	3,485.00	37.37	4,212.00
DISCRETIONARY EXPENSES							
08500 BUILDING MAINTENANCE	.00	100.00	100.00	.00	900.00	900.00	1,200.00
08505 ROAD MAINTENANCE	15,430.00	.00	(15,430.00)	25,280.54	15,000.00	(10,280.54)	15,000.00
08510 LANDSCAPE AND PARK MAINTENANC	.00	100.00	100.00	773.46	900.00	126.54	1,200.00
08525 TREE TRIMMING	.00	.00	.00	.00	1,200.00	1,200.00	1,200.00
08535 ROAD SIGNS	.00	50.00	50.00	.00	450.00	450.00	600.00

BEAVER VALLEY IMPROVEMENT ASSOCIATION

Income/Expense Statement

Period: 12/01/22 to 12/31/22

Description	Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
08540 CULVERTS & M DRAINAGE	.00	.00	.00	.00	1,200.00	1,200.00	1,200.00
TOTAL DISCRETIONARY EXPENES	15,430.00	250.00	(15,180.00)	26,054.00	19,650.00	(6,404.00)	20,400.00
TOTAL EXPENSES BEFORE RESERVE	16,433.81	4,332.00	(12,101.81)	76,286.12	50,820.00	(25,466.12)	65,332.00
RESERVE EXPENSES							
TOTAL RESERVE EXPENSES	.00	.00	.00	.00	.00	.00	.00
CONTRIBUTIONS TO RESERVES							
08780 RESERVES INTEREST CONT	.28	.00	(.28)	1.95	.00	(1.95)	.00
TOTAL CONTRIBUTIONS TO RESERV	.28	.00	(.28)	1.95	.00	(1.95)	.00
TOTAL EXPENSES	16,434.09	4,332.00	(12,102.09)	76,288.07	50,820.00	(25,468.07)	65,332.00
CURR YR NET INCOME/ (LOSS)	(16,235.81)	(4,281.00)	(11,954.81)	(11,151.62)	10,190.40	(21,342.02)	(838.00)

BEAVER VALLEY IMPROVEMENT ASSOCIATION

Income/Expense Statement

Actual spreadsheet Start date: 04/01/22 Cutoff date: 12/31/22

	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	Total
INCOME:													
MEMBER DUES & FEES	53480	4206	1270	1008	420	0	0	288	168	0	0	0	60840
COLLECTION INCOME	355	240	185	160	600	0	0	295	15	0	0	0	1850
PENALTY & INTEREST FEES	90	255	120	60	30	0	0	0	15	0	0	0	570
INTEREST	0	0	0	0	0	0	0	0	0	0	0	0	2
MISC INCOME	175-	0	0	0	0	0	0	0	0	0	0	0	175-
EMERGENCY GATE DONANTION	0	0	0	0	0	2050	0	0	0	0	0	0	2050
TOTAL INCOME	53750	4701	1575	1228	1050	2050	0	583	198	0	0	0	65136
EXPENSES													
MANDATORY EXPENSES													
ADMINISTRATION													
INSURANCE	2863	0	0	0	0	0	0	0	0	0	0	0	2863
MANAGEMENT	500	500	500	500	500	500	500	500	500	0	0	0	4500
COLLECTIONS	60	0	835	300	210	2040	30	120	120	0	0	0	3715
BOOKKEEPING	45	45	45	45	45	45	46	46	46	0	0	0	408
POSTAGE, COPYING& PRINTIN	821	1128	90	362	49	171	44	44	50	0	0	0	2759
PROPERTY TAXES	0	0	0	0	0	1759	0	0	0	0	0	0	1759
AUDIT / TAX PREPARATION	0	0	0	0	800	0	0	0	0	0	0	0	800
PERMITS, LICENSES & TAXES	0	0	100	0	50	0	0	0	0	0	0	0	150
TOTAL ADMINISTRATION EXPE	4289	1673	1570	1207	1654	4515	620	710	716	0	0	0	16954
LEGAL													
LEGAL FEES-GENERAL	750	0	47	0	0	0	0	0	0	0	0	0	797
WATER COMPANY-LEGAL	21071	437	950	156	1620	4604	0	0	0	0	0	0	28839
TOTAL LEGAL	21821	437	997	156	1620	4604	0	0	0	0	0	0	29635
PROPERTY MAINTENANCE													
FILL PROPANE TANK	0	0	0	0	0	0	0	143	0	0	0	0	143
PROPANE TANK RENTAL	0	0	0	0	0	0	0	0	53	0	0	0	53
TOTAL MAINTENANCE/SUPPLIE	0	0	0	0	0	0	0	143	53	0	0	0	195
UTILITIES													
ELECTRIC	184	155	181	200	219	183	191	171	192	0	0	0	1676
WATER	36	72	72	88	497	395	173	245	43	0	0	0	1621
WASTE	0	38	0	38	0	38	0	38	0	0	0	0	150
TOTAL UTILITIES	221	265	253	326	716	616	364	453	235	0	0	0	3448
DISCRETIONARY EXPENSES													
ROAD MAINTENANCE	0	0	0	326	9524	0	0	0	15430	0	0	0	25281
LANDSCAPE AND PARK MAINTENANCE	0	0	119	208	447	0	0	0	0	0	0	0	773
TOTAL DISCRETIONARY EXPE	0	0	119	534	9971	0	0	0	15430	0	0	0	26054
TOTAL EXPENSES BEFORE RES	26331	2374	2939	2223	13961	9735	984	1305	16434	0	0	0	76286
RESERVE EXPENSES													

TOTAL RESERVE EXPENSES	0	0	0	0	0	0	0	0	0	0	0	0	0
CONTRIBUTIONS TO RESERVES													
RESERVES INTEREST CONT	0	0	0	0	0	0	0	0	0	0	0	0	2
TOTAL CONTRIBUTIONS TO RE	0	0	0	0	0	0	0	0	0	0	0	0	2
TOTAL EXPENSES	26331	2374	2940	2223	13961	9735	984	1306	16434	0	0	0	76288
CURR YR NET INCOME/(LOSS)	27419	2327	1364-	995-	12911-	7685-	984-	723-	16236-	0	0	0	11152-

CASH DISBURSEMENTS

Starting Check Date: 12/01/22 Cash Account #: 1034

Ending Check Date: 12/31/22

Check Date	Check #	Vend #	Name	Check Amount	Reference
12/05/22	1214	BEAVAL	BEAVER VALLEY WATER CO	43.14	1102-2
12/05/22	1215	BLAMOU	BLACK MOUNTAIN EXCAVATING CORP	15,430.00	NEW ACCESS ROAD
12/05/22	1216	PDS	PLANNED DEVELOPMENT SERVICES	170.27	ADMINISTRATION FEES NOV
12/12/22	1217	ORBITZ	ORBITZ BOOKKEEPING SERVICE LLC	46.00	BOOKKEEPING NOV
12/27/22	1218	GRIPRO	GRIFFIN'S PROPANE, INC	52.55	TANK RENT TO 12/31/23
Totals:				15,741.96	

0.00 *

15,741.96 +

500.00 +

191.85 +

16,433.81 *

PDS

APS

DATE: 1/05/23
 TIME: 8:53 AM

BEAVER VALLEY IMPROVEMENT ASSOCIATION
 AGED OWNER BALANCES: AS OF Dec. 31, 2022

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	1680.00	1680.00
01		Late Fees	5015	0.00	0.00	0.00	285.00	285.00
03		Admin. Fees	5011	0.00	0.00	120.00	2783.00	2903.00
GRAND TOTAL:				0.00	0.00	120.00	4748.00	4868.00

ACCOUNT NUMBER	ACCOUNT DESCRIPTION	DELINQUENCY AMOUNT
05010	MEMBER DUES & FEES	1680.00
05015	PENALTY & INTEREST FEES	285.00
05011	COLLECTION INCOME	2903.00
T O T A L		\$4868.00

-- End of report --