

**BC2**  
**Balance Sheet**  
As of April 30, 2023

Accrual Basis

	<b>Apr 30, 23</b>
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
1103 · Fifth Third	25,321.33
1117 · Edward Jones Money Market	50,296.25
1118 · Edward Jones CD's	254,594.80
1119 · Edward Jones/Lord Abbett Fund	219,731.26
1120 · Edward Jones Mutual Funds	416,440.49
1121 · Edward Jones Bonds	20,057.50
1122 · Edward Jones Vanguard S&P	67,617.91
<b>Total Checking/Savings</b>	1,054,059.54
<b>Accounts Receivable</b>	
1160 · Accounts Receivable	26,493.00
<b>Total Accounts Receivable</b>	26,493.00
<b>Other Current Assets</b>	
1170 · Allowance/Doubtful Accounts	13,196.83
<b>Total Other Current Assets</b>	13,196.83
<b>Total Current Assets</b>	1,093,749.37
<b>TOTAL ASSETS</b>	<b>1,093,749.37</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
1200 · Accounts Payable	41,270.91
<b>Total Accounts Payable</b>	41,270.91

**BC2**  
**Balance Sheet**  
As of April 30, 2023

Accrual Basis

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	<b>Apr 30, 23</b>
<b>Other Current Liabilities</b>	
1205 · Prepaid Assessments	10,921.82
<b>Total Other Current Liabilities</b>	10,921.82
<b>Total Current Liabilities</b>	52,192.73
<b>Total Liabilities</b>	52,192.73
<b>Equity</b>	
30000 · Opening Balance Equity	-3,545.94
3000 · Homeowners Equity	163,593.35
3001 · Capital Reserves	-107,544.26
3005 · Roof Reserve	415,845.20
3006 · Driveway Reserve	399,537.66
3010 · Paint Siding Reserve	-14,272.52
3011 · Contingency Reserve	10,512.32
3012 · Mulching Reserve	6,666.64
32000 · Retained Earnings	158,055.46
Net Income	12,708.73
<b>Total Equity</b>	1,041,556.64
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>1,093,749.37</b>

**BC2**  
**Profit & Loss Budget Performance**  
 April 2023

Accrual Basis

	Apr 23	Budget	\$ Over Budget	Jan - Apr 23	YTD Budget	\$ Over Budget	Annual Budget
<b>Income</b>							
<b>Income</b>							
4000 · Assessment Income	18,605.17	18,605.42	-0.25	74,420.68	74,421.68	-1.00	223,265.00
4002 · Reserve Assessments	9,318.83	9,318.83	0.00	37,275.32	37,275.32	0.00	111,826.00
4001 · Recreation Assessments	14,976.00	14,976.00	0.00	59,904.00	59,904.00	0.00	179,712.00
4008 · Interest Income	145.78	1,619.17	-1,473.39	1,070.70	6,476.68	-5,405.98	19,430.00
4010 · Late Fees	500.00	166.67	333.33	1,350.00	666.68	683.32	2,000.00
4025 · Fines	125.00	166.67	-41.67	3,425.00	666.68	2,758.32	2,000.00
<b>Total Income</b>	<b>43,670.78</b>	<b>44,852.76</b>	<b>-1,181.98</b>	<b>177,445.70</b>	<b>179,411.04</b>	<b>-1,965.34</b>	<b>538,233.00</b>
<b>Total Income</b>	<b>43,670.78</b>	<b>44,852.76</b>	<b>-1,181.98</b>	<b>177,445.70</b>	<b>179,411.04</b>	<b>-1,965.34</b>	<b>538,233.00</b>
<b>Expense</b>							
<b>Administrative Expenses</b>							
5225 · Recording Secretary	0.00	62.25	-62.25	75.00	249.00	-174.00	747.00
5227 · Office Supplies & Expen...	0.00	29.17	-29.17	50.98	116.68	-65.70	350.00
5229 · Postage	0.00	35.33	-35.33	27.23	141.32	-114.09	424.00
5230 · Printing	0.00	20.42	-20.42	0.00	81.68	-81.68	245.00
5240 · Management Fee	1,598.00	1,661.92	-63.92	6,392.00	6,647.68	-255.68	19,943.00
5241 · Audit Fees	0.00	0.00	0.00	0.00	0.00	0.00	3,100.00
5242 · Legal Fees	0.00	125.00	-125.00	-138.94	500.00	-638.94	1,500.00
5245 · Bank Charges	142.66	125.00	17.66	466.25	500.00	-33.75	1,500.00
5275 · Property Insurance	0.00	221.00	-221.00	0.00	884.00	-884.00	2,652.00
5290 · Corporate Taxes	0.00	0.00	0.00	0.00	0.00	0.00	2,391.00
5291 · Bad Debt	0.00	41.67	-41.67	0.00	166.68	-166.68	500.00
<b>Total Administrative Expenses</b>	<b>1,740.66</b>	<b>2,321.76</b>	<b>-581.10</b>	<b>6,872.52</b>	<b>9,287.04</b>	<b>-2,414.52</b>	<b>33,352.00</b>
<b>Building Maintenance</b>							
6040 · Exterior Staining	0.00	0.00	0.00	0.00	0.00	0.00	26,952.00
6045 · Roof Repairs	2,974.00	333.33	2,640.67	2,974.00	1,333.32	1,640.68	4,000.00
6050 · Soffits & Fascia	0.00	83.33	-83.33	0.00	333.32	-333.32	1,000.00
6055 · Siding Repairs	450.00	166.67	283.33	450.00	666.68	-216.68	2,000.00
6060 · Gutters & Downspouts	5,744.00	0.00	5,744.00	7,225.75	0.00	7,225.75	12,700.00
6065 · Wood Replacement	645.00	0.00	645.00	645.00	0.00	645.00	5,000.00
6090 · Lighting Repairs	30.00	208.33	-178.33	639.25	833.32	-194.07	2,500.00
6092 · Tuckpointing/Addresses	1,082.00	0.00	1,082.00	1,082.00	0.00	1,082.00	4,000.00
6093 · Foundation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00
6094 · Drainage System	0.00	0.00	0.00	0.00	0.00	0.00	3,000.00
<b>Total Building Maintenance</b>	<b>10,925.00</b>	<b>791.66</b>	<b>10,133.34</b>	<b>13,016.00</b>	<b>3,166.64</b>	<b>9,849.36</b>	<b>66,152.00</b>
<b>Land Maintenance Expense</b>							
6240 · Land Maintenance Servi...	0.00	8,056.25	-8,056.25	7,556.25	8,056.25	-500.00	64,450.00
6241 · Trees, Shrubs & Bushes	0.00	6,000.00	-6,000.00	0.00	6,000.00	-6,000.00	6,000.00
6245 · Snow Removal Service	0.00	0.00	0.00	24,266.40	26,265.00	-1,998.60	43,775.00
<b>Total Land Maintenance Expense</b>	<b>0.00</b>	<b>14,056.25</b>	<b>-14,056.25</b>	<b>31,822.65</b>	<b>40,321.25</b>	<b>-8,498.60</b>	<b>114,225.00</b>

## Profit &amp; Loss Budget Performance

April 2023

Accrual Basis

	Apr 23	Budget	\$ Over Budget	Jan - Apr 23	YTD Budget	\$ Over Budget	Annual Budget
<b>Other Community Expense</b>							
8150 · Trash Removal	8,026.20	8,241.50	-215.30	15,846.48	16,483.00	-636.52	32,966.00
6340 · Recreation Association	14,976.00	14,976.00	0.00	59,904.00	59,904.00	0.00	179,712.00
<b>Total Other Community Expense</b>	23,002.20	23,217.50	-215.30	75,750.48	76,387.00	-636.52	212,678.00
<b>Reserve Funding</b>							
5278 · Reserve Contribution	9,318.83	9,318.83	0.00	37,275.32	37,275.32	0.00	111,826.00
<b>Total Reserve Funding</b>	9,318.83	9,318.83	0.00	37,275.32	37,275.32	0.00	111,826.00
<b>Total Expense</b>	44,986.69	49,706.00	-4,719.31	164,736.97	166,437.25	-1,700.28	538,233.00
<b>Net Income</b>	<b>-1,315.91</b>	<b>-4,853.24</b>	<b>3,537.33</b>	<b>12,708.73</b>	<b>12,973.79</b>	<b>-265.06</b>	<b>0.00</b>