Melrose HOA

End Date: 08/31/2024

	Operating	Reserve	Total
Assets			
CASH - OPERATING			
SouthState Bank - Operating Acct	\$36,724.62	\$0.00	\$36,724.62
Total: CASH - OPERATING	\$36,724.62	\$0.00	\$36,724.62
CASH - RESERVE			
SouthState Bank - Reserve	\$0.00	\$4,008.16	\$4,008.16
Total: CASH - RESERVE	\$0.00	\$4,008.16	\$4,008.16
Total: Assets	\$36,724.62	\$4,008.16	\$40,732.78
Liabilities & Equity			
CURRENT LIABILITIES - OPERATING			
Prepaid Assessment	\$1,103.41	\$0.00	\$1,103.41
Total: CURRENT LIABILITIES - OPERATING	\$1,103.41	\$0.00	\$1,103.41
EQUITY - OPERATING			
Retained Earnings - Operating	\$17,855.31	\$0.00	\$17,855.31
Total: EQUITY - OPERATING	\$17,855.31	\$0.00	\$17,855.31
Net Income Gain/Loss	\$0.00	\$4,008.16	\$4,008.16
Net Income Gain/Loss	\$17,765.90	\$0.00	\$17,765.90
Total: Liabilities & Equity	\$36,724.62	\$4,008.16	\$40,732.78



PMI SCIOTO METRO

Melrose HOA

From 08/01/2024 to 08/31/2024

Description	( Actual	Current Period Budget	Variance	Actual	Year-to-date Budget	Variance	Annual Budget
OPERATING INCOME							
ASSESSMENT INCOME	r.	¢.	<b>c</b>	¢60 000 67	¢50.700.00	<b>#2 420 67</b>	¢50,700,00
4000-00 Assessment General	<del></del>	\$- 	\$- 	\$62,839.67	\$59,700.00	\$3,139.67	\$59,700.00
Total ASSESSMENT INCOME OTHER INCOME	\$-	\$-	\$-	\$62,839.67	\$59,700.00	\$3,139.67	\$59,700.00
4570-00 Miscellaneous Income	-	-	-	300.00	-	300.00	-
4600-00 Delinquent Fee Income	50.00	-	50.00	2,799.04	-	2,799.04	-
4610-00 Violation Fee Income	100.00	-	100.00	1,025.00	-	1,025.00	-
4801-00 Mgmt Admin Fee - Delinquency	70.00	-	70.00	1,140.00	-	1,140.00	-
4802-00 Mgmt Admin Fee - Collections	-	-	-	940.71	-	940.71	-
4804-00 Mgmt Admin Fee - Bank Return	-	-	-	35.00	-	35.00	-
Total OTHER INCOME Total OPERATING INCOME	\$220.00 <b>\$220.00</b>	\$- \$-	\$220.00 <b>\$220.00</b>	\$6,239.75 <b>\$69,079.42</b>	\$- \$59,700.00	\$6,239.75 <b>\$9,379.42</b>	\$- \$59,700.00
OPERATING EXPENSE							
ADMINISTRATIVE EXPENSES							
5000-00 Mgmt Contract	1,230.85	1,230.85	-	9,846.80	9,846.80	-	14,770.20
5001-00 Mgmt Misc	-	-	-	20.00	-	(20.00)	-
5005-00 Office Supplies/Expense	-	40.00	40.00	-	320.00	320.00	480.00
5006-00 Mgmt Admin Fees	871.92	-	(871.92)	3,145.71	-	(3,145.71)	-
5010-00 Mailings	600.25	185.00	(415.25)	1,302.76	1,480.00	177.24	2,220.00
5020-00 Printing	16.80	-	(16.80)	16.80	75.00	58.20	75.00
Total ADMINISTRATIVE EXPENSES OTHER ADMINISTRATIVE	\$2,719.82	\$1,455.85	(\$1,263.97)	\$14,332.07	\$11,721.80	(\$2,610.27)	\$17,545.20
5050-00 Taxes & Fees	-	-	-	405.68	425.00	19.32	425.00
5055-00 Document Storage	-	-	-	429.00	-	(429.00)	-
5081-00 Meeting Expense	-	-	-	225.00	-	(225.00)	-
5085-00 Misc Admin Expense	207.07	-	(207.07)	207.07	-	(207.07)	-
5087-00 Social/Activities Expense	-	100.00	100.00	125.91	800.00	674.09	1,200.00
5170-00 Website Expenses	-	9.67	9.67	-	77.32	77.32	116.00
Total OTHER ADMINISTRATIVE INSURANCE EXPENSES	\$207.07	\$109.67	(\$97.40)	\$1,392.66	\$1,302.32	(\$90.34)	\$1,741.00
5045-00 Insurance Expense	-	86.59	86.59	770.96	692.72	(78.24)	1,039.08
Total INSURANCE EXPENSES PROFESSIONAL EXPENSES	\$-	\$86.59	\$86.59	\$770.96	\$692.72	(\$78.24)	\$1,039.08
5100-00 Legal General	-	150.00	150.00	1,352.00	1,200.00	(152.00)	1,800.00
5152-00 Audit/Tax Preparation	-	-	-	250.00	300.00	50.00	300.00
Total PROFESSIONAL EXPENSES UTILITIES	\$-	\$150.00	\$150.00	\$1,602.00	\$1,500.00	(\$102.00)	\$2,100.00
5500-00 Electricity	246.00	208.33	(37.67)	1,774.00	1,666.68	(107.32)	2,500.00
Total UTILITIES LANDSCAPE EXPENSES	\$246.00	\$208.33	(\$37.67)	\$1,774.00	\$1,666.68	(\$107.32)	\$2,500.00
5400-00 Landscape/Grounds Contract	3,016.88	1,935.00	(1,081.88)	15,299.05	15,480.00	180.95	23,220.00
5430-00 Front Entrance / Mulch / Cleaning	-	-	-	194.00	-	(194.00)	-
5470-00 Snow / Ice Management	-	-	-	30.00	-	(30.00)	-
6000-00 Lake/Pond Maintenance	-	-	-	3,306.00	3,295.00	(11.00)	3,295.00
	\$3,016.88	\$1,935.00	(\$1,081.88)	\$18,829.05	\$18,775.00	(\$54.05)	\$26,515.00



PMI SCIOTO METRO

Melrose HOA

From 08/01/2024 to 08/31/2024

	C	urrent Period			Year-to-date		Annua
Description	Actual	Budget	Variance	Actual	Budget	Variance	Budget
MAINTENANCE/REPAIRS							
5422-00 Paint & Painting Supplies	\$-	\$-	\$-	\$341.99	\$-	(\$341.99)	\$-
5455-00 Lighting Maintenance / Repair	-	-	-	5,230.00	-	(5,230.00)	-
5752-00 General Maintenance / Repair	2,065.11	140.00	(1,925.11)	2,140.79	1,174.72	(966.07)	1,734.72
5780-00 Exterior Pressure Washing / Other	-	-	-	900.00	-	(900.00)	-
6763-00 Fountain Maintenance / Repair	-	-	-	-	525.00	525.00	525.00
Total MAINTENANCE/REPAIRS RESERVE CONTRIBUTION	\$2,065.11	\$140.00	(\$1,925.11)	\$8,612.78	\$1,699.72	(\$6,913.06)	\$2,259.72
8500-00 Reserve Contribution	500.00	500.00	-	4,000.00	4,000.00	-	6,000.00
Total RESERVE CONTRIBUTION	\$500.00	\$500.00	\$-	\$4,000.00	\$4,000.00	\$-	\$6,000.00
Total OPERATING EXPENSE	\$8,754.88	\$4,585.44	(\$4,169.44)	\$51,313.52	\$41,358.24	(\$9,955.28)	\$59,700.00
Net Income:	(\$8,534.88)	(\$4,585.44)	(\$3,949.44)	\$17,765.90	\$18,341.76	(\$575.86)	\$0.00



Melrose HOA

From 08/01/2024 to 08/31/2024

	C	urrent Period	l		Year-to-date		Annual
Description	Actual	Budget	Variance	Actual	Budget	Variance	Budget
RESERVE INCOME RESERVE INCOME							
4900-00 Reserve Contribution Income	\$500.00	\$500.00	\$-	\$4,000.00	\$4,000.00	\$-	\$6,000.00
4910-00 Bank Interest Reserve	2.05	-	2.05	8.16	-	8.16	-
Total RESERVE INCOME	\$502.05	\$500.00	\$2.05	\$4,008.16	\$4,000.00	\$8.16	\$6,000.00
Total RESERVE INCOME	\$502.05	\$500.00	\$2.05	\$4,008.16	\$4,000.00	\$8.16	\$6,000.00
Net Reserve:	\$502.05	\$500.00	\$2.05	\$4,008.16	\$4,000.00	\$8.16	\$6,000.00

From 8/1/2024 To 8/31/2024



Date Printed Printed By	Vendor Name Check Description	Address	Check Number	Amount
SouthState Bank - 0	Operating 2281: ***2281	Current Balance:	\$34,490.19	
8/9/24 6:38 am	South Central Power Company Payment - Invoice No: 20240806-376530	PO BOX 182058 COLUMBUS, OH 43218-2058	300023	\$246.00
8/29/24 6:38 am	Jackson Brandel Payment - Invoice No: 081124-	891 Selkirk Way Pickerington, OH 43147	100046	\$2,272.18
8/29/24 6:38 am	EMSI Inc Payment - Invoice No: IN56057	8220 Industrial Parkway Plain City, OH 43064	100047	\$3,016.88
SouthState Bank - 0	Operating 2281: ***2281 Total Check Amount P	rinted		\$5,535.06
Melrose HOA Total	Check(s) & Amount Printed		3	\$5,535.06





Melrose HOA

SouthState Bank - Reserve 5800 (End: 08/31/2024)

Date	Reconciled	Description	Batch # - Type	Check #	Trans. Amt
Cleared Items Credits					
08/10/2024	08/12/2024	Transfer from SouthState Bank - Operating 22			\$500.00
08/30/2024	08/30/2024	Interest			\$2.05
			Total Cleared Credits		\$502.05
		SouthState Bank - Reserve 58	00 Summary	_	
	Endir	ng Account Balance:	\$ 4,008.16		
	Uncle	eared Items:	<b>\$-</b>		
	Adjus	sted Balance:	\$ 4,008.16		
	Bank	Ending Balance:	\$ 4,008.16		
	Differ	rence:	\$-		



### **Invoice List**

Melrose HOA

Invoice Status - Paid

Paid Date: 8/1/2024 - 8/31/2024

Payment Type: All

Paid Date	Invoice Number	Invoice Date	Auth Date	Status	Last Payment	Invoice Amount Payment Type	Balance Due
EMSI Inc							
08/28/2024	IN56057	07/31/2024		Paid (check)		\$3,016.88	\$ -
						Payment Type: Check	
					EMSI Inc Total:	\$ 3,016.88	\$ 0.00
Jackson Bra	ndel						
08/28/2024	081124-	08/11/2024		Paid (check)		\$2,272.18	-
						Payment Type: Check	
				Jacks	on Brandel Total:	\$ 2,272.18	\$ 0.00
Scioto Metro	LLC - Management N	Module Only					
08/01/2024	3986	08/01/2024	08/01/2024	Paid (ACH)		\$1,230.85	-
			Holly Girard			Payment Type: ACH	
08/01/2024	4014	08/01/2024	08/01/2024	Paid (ACH)		\$1,488.97	-
			Holly Girard			Payment Type: ACH	
		;	Scioto Metro LLC	- Management M	odule Only Total:	\$ 2,719.82	\$ 0.00
South Centra	al Power Company						
08/06/2024	20240806-376530	07/22/2024		Paid (check)		\$246.00	-
						Payment Type: Check	
			Sou	ith Central Powe	r Company Total:	\$ 246.00	\$ 0.00
			Me	elrose HOA 5 In	voice(s) Totaling:	\$ 8,254.88	\$ 0.00
			GRA	ND 5 Invoice(s)	Totaling:	\$8,254.88	\$ 0.00



 Invoice Number
 3986

 Invoice Date
 08/01/2024

PMI Scioto Metro 1201 Dublin Rd Suite 607 Columbus, OH 43215

Melrose HOA c/o PMI Scioto Metro 1355 King Ave, Ste 200 Columbus, OH 43212

Date	Description	Quantity	Unit Cost	Total Charge	Tax - 0.00 %	Total Cost
Mana	gement Fee (Monthly Fee)					
08/01/2024	Monthly Fee	1.00	\$1,230.85	\$1,230.85	\$0.00	\$1,230.85
		Management Fee (Monthly Fee) Total		\$1,230.85	\$0.00	\$1,230.85
		MH - Mel	rose HOA Total	\$1,230.85	\$0.00	\$1,230.85





P.O. Box 175 Dublin, OH 43017-0175 (614) 876-9988 info@landscapepros.com #IN56057

07/31/2024

#### Client

Accounts Payable
PMI Scioto Metro
Attn: Adrian Birchler
1355 King Ave, Ste 200
Columbus OH 43212
United States

#### Project

Melrose HOA 891 Selkirk Way Pickerington OH 43147 United States

Terms	Due Date	PO #		Project	Shipping	Method
Net 30	08/30/2024			111659		
Item			Quantity	UOM	Price	Total
Mowing Primary Service Dates: 07/ 07/19/2024 (1)	/05/2024 (1) 07/11/2024 07/26/2024 (1) 07/31/20		5	EA	\$403.94	\$2,019.70
Summer Applicat Service Dates: 07			1	EA	\$598.32	\$598.32
	& Curb Line Care /05/2024 (1) 07/11/2024 07/26/2024 (1) 07/31/20		5	EA	\$41.62	\$208.10
				Subt	otal	\$2,826.12
				Tax Total (6.7	5%)	\$190.76
				To	otal	\$3,016.88

## MEMBER REIMBURSEMENT REQUEST

Complete this form to request a reimbursement for Association expenses paid by a member

### **MEMBER INFORMATION**

Association Name	
Member Name	
Member Address	
Member Email	
Member Phone	

#### REIMBURSEMENT INFORMATION

#	Date	Paid To	Expense Description	Amount
1				
2				
3				
4				
5				
6				
7				
8				
9				
10				

TOTAL REIMBURSEMENT AMOUNT	
----------------------------	--

**INSTRUCTIONS:** Complete your information in the *Member Information* section. Complete the *Reimbursement Information* section by receipt # - date of purchase, paid to (vendor, store, etc.), description of the expense, and the amount. Return to <a href="mailto:team@pmisciotometro.com">team@pmisciotometro.com</a> with receipt copies.

**TERMS:** Requests are not considered complete without the completion of this form in entirety and applicable receipt copies provided. Reimbursements are subject to Board approval and will be issued via check to the *Member Address* provided. Normal request processing is up to 10 business days from the date of complete form submission.

8/8/24, 2:16 PM My Account | Billing

# Receipt

Nº 3211990229

CONTACT US 24/7 1-480-505-8877

DATE: 7/27/2024	customer #: 93279002	
віц то: jackson brandel	раумент: Paypal .PayPal Agreement ###15H	\$207.27
891 Selkirk Way, Pickerington, Ohio 43147, United States MelroseHOA	Previous Balance	\$207.27
+1.6145817043	Received Payment	(\$207.27)
	Balance Due (USD)	\$0.00

Term	Product	Amount
1 yr	Websites + Marketing Basic Renewal	\$155.88
	melrosehoa.com	
1 yr	Microsoft 365 Email Essentials Basic Renewal	\$38.28
	contact@melrosehoa.com	
	Subtotal	\$194.16
	Taxes	\$13.11
	Fees	\$0.00
	Total (USD)	\$207.27

## REFERENCE

Taxes \$13.11

GoDaddy.com, LLC
2155 E GoDaddy Way,
Tempe, Arizona 85284,

**United States** 

A1	Net	\$194.16	General Sales and Use Tax (5.75%)	\$11.55
			General Sales and Use Tax (1.00%)	\$4.14

**Fees** \$0.00

## **Universal Terms of Service**

about:blank 1/1

## jacksondbrandel@gmail.com

From: The Bench Factory <info@thebenchfactory.com>

Sent: Thursday, August 8, 2024 8:40 AM

To: Jackson Brandel

**Subject:** Your The Bench Factory - TreeTop Products order confirmation



METAL PLASTIC-COATED STEEL RECYCLED PLASTIC BARCOBOARD CONCRETE MEMORIAL

Jackson Brandel,

Thank you for your order from The Bench Factory - TreeTop Products. Once your package ships we will send you a tracking number. You can check the status of your order by logging into your account.

If you have questions about your order, you can email us at info@thebenchfactory.com or call us at 1-866-941-2116. Our hours are M-F 7AM-5PM CST.

# Your Order #BF200045512

Placed on Aug 8, 2024, 7:39:16 AM

Billing Info

jackson brandel

Melrose HOA

891 selkirk way

Shipping Info

jackson brandel

Melrose HOA

891 selkirk way

pickerington, Ohio, 43147 pickerington, Ohio, 43147

United States United States T: (614) 581-7043 T: (614) 581-7043

Payment Method Shipping Method

Credit Card UPS-Ground

ITEMS	Qty	Price
<b>Stella Aluminum Benches</b> SKU: 2ZI2297	1	\$428.85
<b>Length</b> 4 Foot		
<b>Stella Aluminum Benches</b> SKU: 2ZI2297	1	\$628.85
<b>Length</b> 6 Foot		
<b>Surface Mount Hardware Kit (4)</b> SKU: BNHRD-4	2	\$17.70
	Subtotal	\$1,075.40
	Shipping & Handling	\$199.61
	Tax	\$95.62
	<b>Grand Total</b>	\$1,370.63

If you wish to prepay for your order, please send payment to:

**TreeTop Products 222 State Street Batavia, IL 60510** 

Sent:

To:

From: Little Free Library <customerservice@littlefreelibrary.org>

Thursday, August 8, 2024 5:35 AM jacksondbrandel@gmail.com

**Subject:** Order #135980 confirmed + Two-Minute Customer Survey



ORDER #135980

# Thank you for your purchase!

Hi jackson,

We have received and are processing your order. Your order details are below.

All libraries and posts are made by Amish craftsmen who take pride in their workmanship. If you ordered a library, it may take up to 10 business days to ship, and your charter sign will be in an envelope on the outside of your library shipping box. Please note that additional items may ship separately, and some items may arrive sooner than others.

If you have purchased a library or charter sign, watch for an additional email within 2 - 3 days prompting you to set up your steward account! Your unique charter number will be included in that email. Once your account is set up, you can fill in your library's details and push your library's location live on the map after installation!

Lastly, **please take this two-minute survey** to help us improve Little Free Library! All survey entries will be entered to win a monthly bundle of books valued at \$250.

View your order

or Visit our store

## Order summary



Com

**Composite Screw In Library Post and Topper Black** × 1 \$179.95

Subtotal	\$569.90
Shipping	\$78.42
Taxes	\$0.00

\$389.95

Total \$648.32 USD

1

# Customer information

Shipping address
jackson brandel

891 Selkirk Way

Billing address
jackson brandel
891 Selkirk Way

Pickerington OH 43147 Pickerington OH 43147

United States United States

Shipping method Payment method

UPS Ground Paypal

If you have any questions, reply to this email or contact us at customerservice@littlefreelibrary.org

## jacksondbrandel@gmail.com

From: Lowe's Home Improvement <do-not-reply@notifications.lowes.com>

Sent: Sunday, August 11, 2024 1:15 PM
To: jacksondbrandel@gmail.com

**Subject:** Thanks for Your Order! #100902224243819332





# Thanks, jackson We've Received Your Order

Order # 100902224243819332

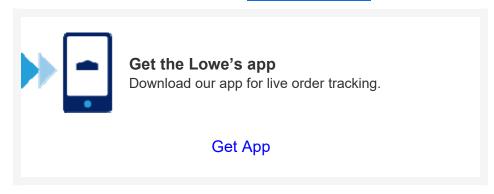
Invoice # 72345

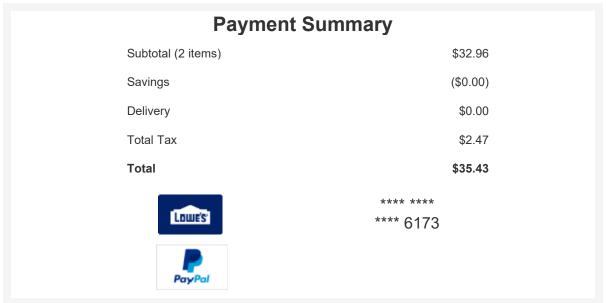
Placed August 11, 2024

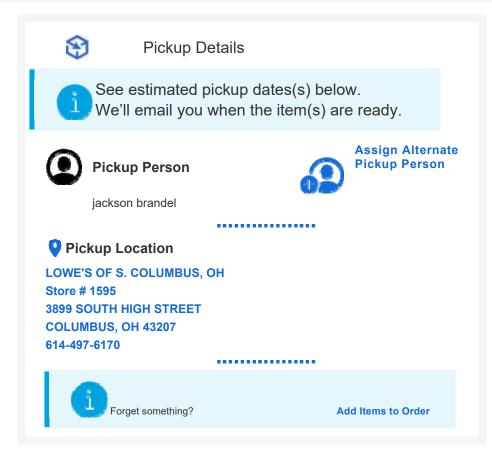
We'll get started on it and update you every step of the way.

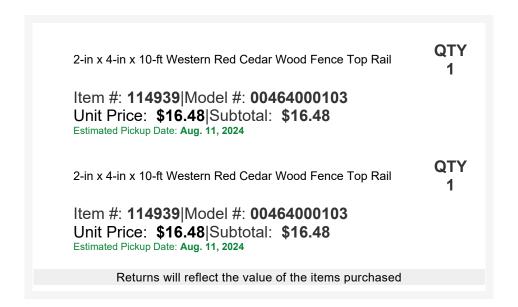
Please check store hours before picking up your order.

Manage Order











## **Lowe's Return Policy**

You can return or exchange most new, unused merchandise with proof of purchase within 90\* days of the original purchase date unless noted in our return policy exceptions.

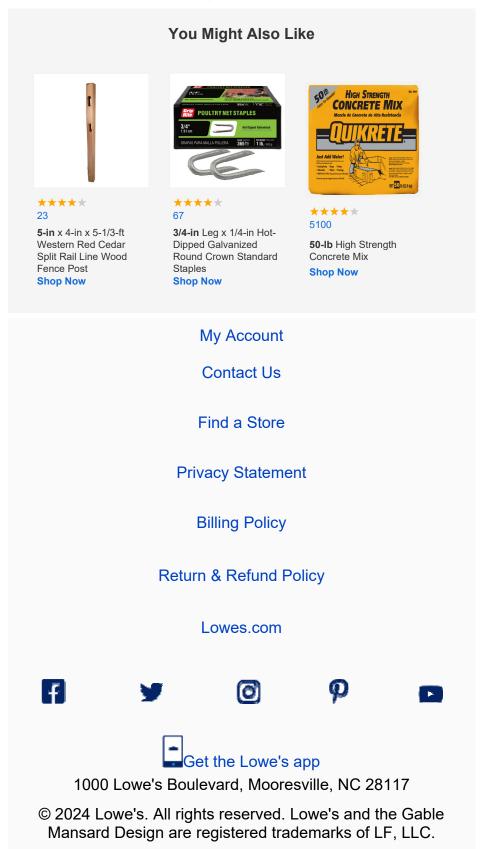
\*Appliance returns must be initiated within 48 hours of delivery or the time of pickup.

See Return Policy and Exceptions for details.



## Lowe's Billing Policy

For more information on when you'll be charged, view our <u>Billing Policy</u>.



From: Lowe's Home Improvement <do-not-reply@receipt.lowes.com>

Sent: Sunday, August 11, 2024 2:51 PM
To: jacksondbrandel@gmail.com
Subject: Your Lowe's Purchase Receipt



# **Your Lowe's Receipt**

Thanks for shopping at Lowe's. Use this just like you would a paper receipt for proof of purchase, record keeping, returns and more.

LOWE'S HOME CENTERS, LLC 3899 South High Street Columbus , OH 43207 (614) 497-6170

Transaction # : 22208652 Order Date : 08/11/24 14:50:42

Total

Item	Price
12-OZ RO UNIVERSAL SATIN	\$ 9.98
Item #: 233319	
1 @ 9.98	
Invoice 82283 Subtotal	\$ 9.98
Invoice 82283 Subtotal	\$ 9.98
Subtotal	\$ 9.98
Total Tax	\$ 0.75

# Total # of items purchased: 1

\$ 10.73

Excludes fees, services and special order items

Payment: VISA ending in 0923	\$ 10.73
AuthTime	08/11/24 14:50:34
AuthCD	01126D
REFID	159524283212
APL	43484153452056495341
AID	A000000031010
TVR	0000000000
Order Date	08/11/24 14:50:42
Store #	1595
Terminal #	24

Tell us how we did! Enter for a chance to win!

## START SURVEY

Thank you for shopping at Lowe's.

To see our return policy, visit <a href="Lowes.com/returns">Lowes.com/returns</a>

My Account | Contact Us | Find a Store | Privacy Statement | Billing Policy

Lowe's App | Return & Refund Policy



1000 Lowes Boulevard, Mooresville, NC 28117

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This email is sent from an unmonitored mailbox. If you need to speak to someone about your purchase, please call the store using the number at the top of the receipt.