

	Operating	Total
Assets		
CASH - OPERATING		
SouthState Bank - Operating Acct	\$68,499.82	\$68,499.82
Prior Bank - Operating Acct	\$122.00	\$122.00
Total: CASH - OPERATING	\$68,621.82	\$68,621.82
Total: Assets	\$68,621.82	\$68,621.82
Liabilities & Equity		
CURRENT LIABILITIES - OPERATING		
Prepaid Assessment	\$27,312.50	\$27,312.50
Total: CURRENT LIABILITIES - OPERATING	\$27,312.50	\$27,312.50
EQUITY		
Unappropriated Mbrs' Equity	\$57,123.50	\$57,123.50
Total: EQUITY	\$57,123.50	\$57,123.50
Net Income Gain/Loss	(\$15,814.18)	(\$15,814.18)
Total: Liabilities & Equity	\$68,621.82	\$68,621.82

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
OPERATING INCOME							
ASSESSMENT INCOME							
4000-00 Assessment General	\$2,525.00	\$-	\$2,525.00	\$2,925.00	\$-	\$2,925.00	\$59,700.00
Total ASSESSMENT INCOME	\$2,525.00	\$-	\$2,525.00	\$2,925.00	\$-	\$2,925.00	\$59,700.00
OTHER INCOME							
4580-00 Insurance Claim Proceeds	750.00	-	750.00	750.00	-	750.00	-
Total OTHER INCOME	\$750.00	\$-	\$750.00	\$750.00	\$-	\$750.00	\$-
Total OPERATING INCOME	\$3,275.00	\$-	\$3,275.00	\$3,675.00	\$-	\$3,675.00	\$59,700.00
OPERATING EXPENSE							
ADMINISTRATIVE EXPENSES							
5000-00 Mgmt Contract	1,195.00	1,195.00	-	2,390.00	2,390.00	-	14,340.00
5001-00 Mgmt Misc	40.00	-	(40.00)	1,035.00	995.00	(40.00)	995.00
5005-00 Office Supplies/Expense	-	-	-	461.11	-	(461.11)	-
5010-00 Postage - Mailings	353.61	97.08	(256.53)	779.47	194.20	(585.27)	1,165.00
Total ADMINISTRATIVE EXPENSES	\$1,588.61	\$1,292.08	(\$296.53)	\$4,665.58	\$3,579.20	(\$1,086.38)	\$16,500.00
OTHER ADMINISTRATIVE							
5050-00 Taxes & Fees	-	-	-	406.96	100.00	(306.96)	100.00
5081-00 Meeting Expense	-	166.67	166.67	-	333.30	333.30	2,000.00
5087-00 Social/Activities Expense	-	-	-	100.00	-	(100.00)	-
5170-00 Website Expenses	-	29.17	29.17	-	58.30	58.30	350.00
Total OTHER ADMINISTRATIVE	\$-	\$195.84	\$195.84	\$506.96	\$491.60	(\$15.36)	\$2,450.00
INSURANCE EXPENSES							
5045-00 Insurance Expense	-	75.00	75.00	-	150.00	150.00	900.00
Total INSURANCE EXPENSES	\$-	\$75.00	\$75.00	\$-	\$150.00	\$150.00	\$900.00
PROFESSIONAL EXPENSES							
5100-00 Legal General	-	333.33	333.33	-	666.70	666.70	4,000.00
5152-00 Audit/Tax Preparation	-	-	-	-	250.00	250.00	250.00
Total PROFESSIONAL EXPENSES	\$-	\$333.33	\$333.33	\$-	\$916.70	\$916.70	\$4,250.00
UTILITIES							
5500-00 Electricity	173.00	100.00	(73.00)	173.00	200.00	27.00	1,200.00
Total UTILITIES	\$173.00	\$100.00	(\$73.00)	\$173.00	\$200.00	\$27.00	\$1,200.00
LANDSCAPE EXPENSES							
5400-00 Landscape/Grounds Contract	718.64	1,666.67	948.03	718.64	3,333.30	2,614.66	20,000.00
5420-00 Landscape Other	-	666.67	666.67	13,425.00	1,333.30	(12,091.70)	8,000.00
6000-00 Lake/Pond Maintenance	-	333.33	333.33	-	666.70	666.70	4,000.00
Total LANDSCAPE EXPENSES	\$718.64	\$2,666.67	\$1,948.03	\$14,143.64	\$5,333.30	(\$8,810.34)	\$32,000.00
BUILDING MAINTENANCE/REPAIR							
5752-00 General Maintenance / Repair	-	166.67	166.67	-	333.30	333.30	2,000.00
Total BUILDING MAINTENANCE/REPAIR	\$-	\$166.67	\$166.67	\$-	\$333.30	\$333.30	\$2,000.00
Total OPERATING EXPENSE	\$2,480.25	\$4,829.59	\$2,349.34	\$19,489.18	\$11,004.10	(\$8,485.08)	\$59,300.00
Net Income:	\$794.75	(\$4,829.59)	\$5,624.34	(\$15,814.18)	(\$11,004.10)	(\$4,810.08)	\$400.00

Date Printed	Vendor Name	Address	Check Number	Amount
Printed By	Check Description			

Current Balance:

Total Check Amount Printed

Total Check(s) & Amount Printed



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

Invoice Number	371
Invoice Date	02/01/2023

Melrose HOA
 c/o PMI Scioto Metro
 PO Box 367
 Wheaton, IL 60187

Date	Description	Quantity	Unit Cost	Total Charge	Tax - 0.00 %	Total Cost
Management Fee (Monthly Fee)						
02/01/2023	Monthly Fee	1.00	\$1,195.00	\$1,195.00	\$0.00	\$1,195.00
Management Fee (Monthly Fee) Total				\$1,195.00	\$0.00	\$1,195.00
MH - Melrose HOA Total				\$1,195.00	\$0.00	\$1,195.00



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

Invoice Number	361
Invoice Date	02/01/2023

Melrose HOA
 c/o PMI Scioto Metro
 PO Box 367
 Wheaton, IL 60187

Date	Description	Quantity	Unit Cost	Total Charge	Tax - 0.00 %	Total Cost
Operational						
01/30/2023	Op - 1099 Processing - Vendor 1099 Processing	4.00	\$10.00	\$40.00	\$0.00	\$40.00
				Operational Total	\$40.00	\$40.00
Reimbursement						
01/31/2023	Reimburse - CINC Mailings	383.00	\$0.00	\$348.61	\$0.00	\$348.61
01/31/2023	Reimburse - Check Mailings	4.00	\$1.25	\$5.00	\$0.00	\$5.00
				Reimbursement Total	\$353.61	\$353.61
				MH - Melrose HOA Total	\$393.61	\$393.61



Invoice

#IN30784

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

01/31/2023

Client

Accounts Payable
 Melrose HOA
 891 Selkirk Way
 Pickerington OH 43147
 United States

Project

Melrose HOA
 891 Selkirk Way
 Pickerington OH 43147
 United States

Terms	Due Date	PO #	Project	Shipping Method
Net 30	03/02/2023		107318	

Item	Quantity	UOM	Price	Total
Spring Mulch Bed Cleanup Service Dates: 01/17/2023 (1)	1	EA	\$673.20	\$673.20
			Subtotal	\$673.20
			Tax Total (6.75%)	\$45.44
			Total	\$718.64



IN30784