

	Operating	Total
<b>Assets</b>		
<b>CASH - OPERATING</b>		
SouthState Bank - Operating Acct	\$71,895.42	\$71,895.42
<b>Total: CASH - OPERATING</b>	<b>\$71,895.42</b>	<b>\$71,895.42</b>
<b>Total: Assets</b>	<b>\$71,895.42</b>	<b>\$71,895.42</b>
<b>Liabilities &amp; Equity</b>		
<b>CURRENT LIABILITIES - OPERATING</b>		
Prepaid Assessment	\$665.00	\$665.00
<b>Total: CURRENT LIABILITIES - OPERATING</b>	<b>\$665.00</b>	<b>\$665.00</b>
<b>EQUITY</b>		
Unappropriated Mbrs' Equity	\$57,123.50	\$57,123.50
<b>Total: EQUITY</b>	<b>\$57,123.50</b>	<b>\$57,123.50</b>
Net Income Gain/Loss	\$14,106.92	\$14,106.92
<b>Total: Liabilities &amp; Equity</b>	<b>\$71,895.42</b>	<b>\$71,895.42</b>

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>OPERATING INCOME</b>							
<b>ASSESSMENT INCOME</b>							
4000-00 Assessment General	\$4,098.00	\$-	\$4,098.00	\$61,073.00	\$59,700.00	\$1,373.00	\$59,700.00
<b>Total ASSESSMENT INCOME</b>	<b>\$4,098.00</b>	<b>\$-</b>	<b>\$4,098.00</b>	<b>\$61,073.00</b>	<b>\$59,700.00</b>	<b>\$1,373.00</b>	<b>\$59,700.00</b>
<b>OTHER INCOME</b>							
4580-00 Insurance Claim Proceeds	-	-	-	750.00	-	750.00	-
4600-00 Delinquent Fee Income	700.96	-	700.96	2,625.96	-	2,625.96	-
4610-00 Violation Fee Income	25.00	-	25.00	75.00	-	75.00	-
4801-00 Mgmt Admin Fee - Delinquency	260.00	-	260.00	500.00	-	500.00	-
<b>Total OTHER INCOME</b>	<b>\$985.96</b>	<b>\$-</b>	<b>\$985.96</b>	<b>\$3,950.96</b>	<b>\$-</b>	<b>\$3,950.96</b>	<b>\$-</b>
<b>Total OPERATING INCOME</b>	<b>\$5,083.96</b>	<b>\$-</b>	<b>\$5,083.96</b>	<b>\$65,023.96</b>	<b>\$59,700.00</b>	<b>\$5,323.96</b>	<b>\$59,700.00</b>
<b>OPERATING EXPENSE</b>							
<b>ADMINISTRATIVE EXPENSES</b>							
5000-00 Mgmt Contract	1,195.00	1,195.00	-	5,975.00	5,975.00	-	14,340.00
5001-00 Mgmt Misc	-	-	-	1,135.00	995.00	(140.00)	995.00
5005-00 Office Supplies/Expense	-	-	-	461.11	-	(461.11)	-
5006-00 Mgmt Admin Fees	240.00	-	(240.00)	230.00	-	(230.00)	-
5010-00 Postage - Mailings	97.94	97.08	(0.86)	960.79	485.44	(475.35)	1,165.00
<b>Total ADMINISTRATIVE EXPENSES</b>	<b>\$1,532.94</b>	<b>\$1,292.08</b>	<b>(\$240.86)</b>	<b>\$8,761.90</b>	<b>\$7,455.44</b>	<b>(\$1,306.46)</b>	<b>\$16,500.00</b>
<b>OTHER ADMINISTRATIVE</b>							
5050-00 Taxes & Fees	-	-	-	406.96	100.00	(306.96)	100.00
5060-00 Licenses/Permits/Fees	-	-	-	25.00	-	(25.00)	-
5081-00 Meeting Expense	-	166.67	166.67	-	833.31	833.31	2,000.00
5087-00 Social/Activities Expense	-	-	-	100.00	-	(100.00)	-
5170-00 Website Expenses	-	29.17	29.17	-	145.81	145.81	350.00
<b>Total OTHER ADMINISTRATIVE</b>	<b>\$-</b>	<b>\$195.84</b>	<b>\$195.84</b>	<b>\$531.96</b>	<b>\$1,079.12</b>	<b>\$547.16</b>	<b>\$2,450.00</b>
<b>INSURANCE EXPENSES</b>							
5045-00 Insurance Expense	-	75.00	75.00	-	375.00	375.00	900.00
<b>Total INSURANCE EXPENSES</b>	<b>\$-</b>	<b>\$75.00</b>	<b>\$75.00</b>	<b>\$-</b>	<b>\$375.00</b>	<b>\$375.00</b>	<b>\$900.00</b>
<b>PROFESSIONAL EXPENSES</b>							
5100-00 Legal General	-	333.33	333.33	325.00	1,666.69	1,341.69	4,000.00
5152-00 Audit/Tax Preparation	-	-	-	225.00	250.00	25.00	250.00
<b>Total PROFESSIONAL EXPENSES</b>	<b>\$-</b>	<b>\$333.33</b>	<b>\$333.33</b>	<b>\$550.00</b>	<b>\$1,916.69</b>	<b>\$1,366.69</b>	<b>\$4,250.00</b>
<b>UTILITIES</b>							
5500-00 Electricity	72.00	100.00	28.00	510.00	500.00	(10.00)	1,200.00
<b>Total UTILITIES</b>	<b>\$72.00</b>	<b>\$100.00</b>	<b>\$28.00</b>	<b>\$510.00</b>	<b>\$500.00</b>	<b>(\$10.00)</b>	<b>\$1,200.00</b>
<b>LANDSCAPE EXPENSES</b>							
5400-00 Landscape/Grounds Contract	6,135.39	1,666.67	(4,468.72)	6,854.03	8,333.31	1,479.28	20,000.00
5420-00 Landscape Other	-	666.67	666.67	13,882.88	3,333.31	(10,549.57)	8,000.00
5425-00 Landscape Replace / Improvement	-	-	-	2,419.49	-	(2,419.49)	-
6000-00 Lake/Pond Maintenance	-	333.33	333.33	17,240.86	1,666.69	(15,574.17)	4,000.00
<b>Total LANDSCAPE EXPENSES</b>	<b>\$6,135.39</b>	<b>\$2,666.67</b>	<b>(\$3,468.72)</b>	<b>\$40,397.26</b>	<b>\$13,333.31</b>	<b>(\$27,063.95)</b>	<b>\$32,000.00</b>
<b>BUILDING MAINTENANCE/REPAIR</b>							
5752-00 General Maintenance / Repair	29.66	166.67	137.01	165.92	833.31	667.39	2,000.00
<b>Total BUILDING MAINTENANCE/REPAIR</b>	<b>\$29.66</b>	<b>\$166.67</b>	<b>\$137.01</b>	<b>\$165.92</b>	<b>\$833.31</b>	<b>\$667.39</b>	<b>\$2,000.00</b>
<b>Total OPERATING EXPENSE</b>	<b>\$7,769.99</b>	<b>\$4,829.59</b>	<b>(\$2,940.40)</b>	<b>\$50,917.04</b>	<b>\$25,492.87</b>	<b>(\$25,424.17)</b>	<b>\$59,300.00</b>

Description	Current Period			Year-to-date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Net Income:	<u>(\$2,686.03)</u>	<u>(\$4,829.59)</u>	<u>\$2,143.56</u>	<u>\$14,106.92</u>	<u>\$34,207.13</u>	<u>(\$20,100.21)</u>	<u>\$400.00</u>



PMI SCIOTO METRO

### Check Print Log

Melrose HOA

From 5/1/2023 To 5/31/2023

Date Printed Printed By	Vendor Name Check Description	Address	Check Number	Amount
<b>SouthState Bank- Operating 2281: ***2281</b>		<b>Current Balance:</b>		<b>\$69,851.92</b>
5/1/23 9:38 am Adrian Birchler	AQUA DOC Lake & Pond Management Invoice: 1042523	255 Enterprise Pkwy Lewis Center, OH 43035	1009	\$8,020.43
<b>SouthState Bank- Operating 2281: ***2281 Total Check Amount Printed</b>				<b>\$8,020.43</b>
<b>Melrose HOA Total Check(s) &amp; Amount Printed</b>			<b>1</b>	<b>\$8,020.43</b>



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

Invoice Number	803
Invoice Date	05/01/2023

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
<b>Management Fee (Monthly Fee)</b>						
05/01/2023	Monthly Fee	1.00	\$1,195.00	\$1,195.00	\$0.00	\$1,195.00
<b>Management Fee (Monthly Fee) Total</b>				<b>\$1,195.00</b>	<b>\$0.00</b>	<b>\$1,195.00</b>
<b>MH - Melrose HOA Total</b>				<b>\$1,195.00</b>	<b>\$0.00</b>	<b>\$1,195.00</b>



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

# Invoice

#IN33246

03/31/2023

**Client**

Accounts Payable  
 PMI Scioto Metro  
 Attn: Adrian Birchler  
 1201 Dublin Rd, Ste 607  
 Columbus OH 43215  
 United States

**Project**

Melrose HOA  
 891 Selkirk Way  
 Pickerington OH 43147  
 United States

Terms	Due Date	PO #	Project	Shipping Method
Net 30	04/30/2023		107318	

Item	Quantity	UOM	Price	Total
Spring Application Service Dates: 03/23/2023 (1)	1	EA	\$586.59	\$586.59
Pre-emergent Mulch Bed Application Service Dates: 03/27/2023 (1)	1	EA	\$137.70	\$137.70
Edging Of Mulch Beds Service Dates: 03/03/2023 (1)	1	EA	\$1,314.69	\$1,314.69
Mulch Installation - Black Dyed Mulch Service Dates: 03/09/2023 (1)	1	EA	\$1,961.18	\$1,961.18

<b>Subtotal</b>	\$4,000.16
<b>Tax Total (6.75%)</b>	\$270.01
<b>Total</b>	\$4,270.17





# Invoice

#IN34529

04/30/2023

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

**Client**

Accounts Payable  
PMI Scioto Metro  
Attn: Adrian Birchler  
1201 Dublin Rd, Ste 607  
Columbus OH 43215  
United States

**Project**

Melrose HOA  
891 Selkirk Way  
Pickerington OH 43147  
United States

Terms	Due Date	PO #	Project	Shipping Method
Net 30	05/30/2023		107318	

Item	Quantity	UOM	Price	Total
Mowing Primary Service Dates: 04/06/2023 (1) 04/13/2023 (1) 04/20/2023 (1) 04/27/2023 (1)	4	EA	\$396.02	\$1,584.08
Bed Maintenance & Curb Line Care Service Dates: 04/06/2023 (1) 04/13/2023 (1) 04/20/2023 (1) 04/27/2023 (1)	4	EA	\$40.80	\$163.20

<b>Subtotal</b>	\$1,747.28
<b>Tax Total (6.75%)</b>	\$117.94
<b>Total</b>	\$1,865.22



IN34529