

Fragaria Landing Homeowners Association
Treasurers Report
For year-to-date May 30, 2025

Fragaria Landing HOA Treasurers Report - Operating Fund Balances May 30, 2025	Year to Date January 1 through May 30, 2025	Year to Date January 1 through April 30, 2025	Change since last report Increase (Decrease)	Comments
Beginning Operating Fund Balance 1/1/2025 Less transfer of 2024 surplus to Capital Fund	\$ 2,612.44 \$ (2,612.44)	\$ 2,612.44 \$ (2,612.44)		
Add Income 2025 Paid Annual Assessments Other Income	\$ 6,292.00 \$ 50.00	\$ 5,720.00 \$ -	\$ 572.00 \$ 50.00	\$50 transfer fee - Home Sale
Total Income	\$ 6,342.00	\$ 5,720.00	\$ 622.00	
Subtract Expenses Office Utilities Landscape Maintenance Liability Insurance Annual Meeting Income Taxes Legal Snow Removal Other	\$ 718.51 \$ 62.51 \$ 343.98 \$ - \$ - \$ 737.00 \$ - \$ - \$ -	\$ 718.51 \$ 46.25 \$ 171.99 \$ - \$ - \$ - \$ - \$ - \$ -	\$ - \$ 16.26 \$ 171.99 \$ - \$ - \$ 737.00 \$ - \$ - \$ -	Domain fee 2 years, website 3 years Regular usage (~\$11/month) Regular usage, 3 month payment 2024 Income Tax
Total Expenses	\$ 1,862.00	\$ 936.75	\$ 925.25	
Ending Operating Fund Balance 5/30/2025	\$ 4,480.00	\$ 4,783.25		

Fragaria Landing HOA Treasurers Report - Capital Fund Balances May 30, 2025	Year to Date January 1 through May 30, 2025	Year to Date January 1 through April 30, 2025	Change since last report Increase (Decrease)	Comments
Beginning Capital Fund Balance 1/1/2025 Add Transfer In 2024 Oper Fund Surplus	\$ 71,674.25 2,612.44	\$ 71,674.25 2,612.44		
Add Income 2025 Paid Annual Assessments YTD Interest One off: Gate Assessment - 2024	\$ 11,000.00 807.85 4,200.00	\$ 10,000.00 638.91 2,973.00	\$ 1,000.00 \$ 168.94 \$ 1,227.00	\$22,800 deposited in 2024
Total Income	\$ 16,007.85	\$ 13,611.91	\$ 2,395.94	
Subtract Expenditures Annual Road Spray Re-Gravel Shoulder Re-Seal Road Other road expenses Gate Upgrades Bus Shelter	894.46 - - - 13,757.29 -	\$ - \$ - \$ - \$ - 13,757.29 \$ -	\$ 894.46 \$ - \$ - \$ - \$ - \$ -	
Total Expenditures	\$ 14,651.75	\$ 13,757.29	\$ 894.46	
Ending Capital Fund Balance 5/30/2025	\$ 75,642.79	\$ 74,141.31		

Emergency Fund Balance 5/30/2025	\$ 10,000.00	\$ 10,000.00	\$ -
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Balance Recap:

GCU Balance per Bank Checking 5/30/2025	\$ 2,161.83
GCU Balance per Bank Savings 5/30/2025	\$ 87,960.96
Total Bank Funds	\$ 90,122.79
Less Outstanding Checks	\$ -
	\$ 90,122.79
Operating Fund Balance	\$ 4,480.00
Capital Fund Balance	\$ 75,642.79
Emergency Fund	\$ 10,000.00
Total Fund Balances at 5/30/2025	\$ 90,122.79

Comparison of Actual Income and Expenses to Approved Operating Budget

Fragaria Landing HOA Treasurers Report - Actuals vs Budget May 30, 2025	Year to Date January 1 through May 30, 2025	Fiscal Year 2025 Approved Budget Operating Fund	Under / (Over) Budget
2025 Income			
Paid Annual Assessments 2025	\$ 6,292.00	\$ 6,578.00	\$ 286.00
Other Income	\$ 50.00		
Total Income	\$ 6,342.00	\$ 6,210.00	\$ (132.00)
Subtract Expenses			
Office	\$ 718.51	\$ 923.00	\$ 204.49
Utilities	\$ 62.51	\$ 250.00	\$ 187.49
Landscape Maintenance	\$ 343.98	\$ 1,000.00	\$ 656.02
Liability Insurance	\$ -	\$ 1,325.00	\$ 1,325.00
Annual Meeting	\$ -	\$ 250.00	\$ 250.00
Income Taxes	\$ 737.00	\$ 780.00	\$ 43.00
Legal	\$ -	\$ 500.00	\$ 500.00
Snow Removal	\$ -	\$ 1,050.00	\$ 1,050.00
Other	\$ -	\$ 500.00	\$ 500.00
Total Expenses	\$ 1,862.00	\$ 6,578.00	\$ 4,716.00

Comparison of Actual Income and Expenses to Approved Capital Fund Budget

Fragaria Landing HOA Treasurers Report - Actuals vs Budget May 30, 2025	Year to Date January 1 through May 30, 2025	Multi-Year Actual Expense Capital Fund	Multi-Year Approved Capital Fund Budget	Under / (Over) Budget
2024 Carry Over Balance	\$ 48,874.25		\$ 47,000.00	\$ (1,874.25)
2024 Operating Surplus	\$ 2,612.44		\$ 1,500.00	\$ (1,112.44)
Prior Years Carry Over	\$ 51,486.69			
Income				
Gate Assessment - 2024	\$ 4,200.00		\$ 27,600.00	\$ 600.00
2025 Annual Assessments	\$ 11,000.00		\$ 11,500.00	\$ 500.00
2026-2030 Annual Assessments	\$ -		\$ 74,750.00	\$ 74,750.00
Interest	\$ 807.85			
Total Income	\$ 16,007.85		\$ 162,350.00	
Subtract Expenses				
Annual Road Spray	\$ 894.46	\$ 4,135.11	\$ 9,000.00	\$ 4,864.89
Re-Gravel Shoulder	\$ -	\$ -	\$ 24,000.00	\$ 24,000.00
Re-Seal Road	\$ -	\$ 62.90	\$ 50,000.00	\$ 49,937.10
Other road expenses	\$ -	\$ 1,081.87	\$ 5,000.00	\$ 3,918.13
Gate Upgrades	\$ 13,757.29	\$ 13,757.29	\$ 29,270.00	\$ 15,512.71
Bus Shelter	\$ -	\$ -	\$ 1,000.00	\$ 1,000.00
Total Expenses	\$ 14,651.75	\$ 19,037.17	\$ 118,270.00	

\$22,800 deposited in 2024

ACCOUNT SUMMARY					
SHARE ACCOUNTS		DIVIDENDS YEAR-TO-DATE	WITHHOLDING YEAR-TO-DATE	PREVIOUS BALANCE	NEW BALANCE
10	SAVINGS	9.50	0.00	44,717.82	43,576.46
70	BUSINESS CHEK	0.75	0.00	1,981.46	2,161.83
80	CERTIFICATE	91.45	0.00	5,590.54	5,609.44
82	CERTIFICATE	26.76	0.00	0.00	10,026.76
84	CERTIFICATE	139.35	0.00	7,991.31	0.00
88	CERTIFICATE	183.37	0.00	10,963.08	11,000.98
89	CERTIFICATE	323.87	0.00	17,680.35	17,747.32
TOTAL SHARE ACCOUNTS					90,122.79

Certificate interest rates range from 4.15% - 4.75%. Maturity terms range from 12-36 months.