



MISSION HILLS PHASE V PROPERTY OWNERS ASSOCIATION

MONTHLY OPERATING REPORT FEBRUARY 2024

YEAR END DECEMBER 31ST

Prepared by:
Millennium Community Management, LLC
44801 Village Court, Suite #101, Palm Desert, CA 92260
760.834.8948 or 866.508.2780

Balance Sheet

Properties: Mission Hills Phase V Property Owners Association - c/o Millennium Community Management 44801 Village Court, Ste.101 Palm Desert, CA 92260

As of: 02/29/2024

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance	Account Number
ASSETS		
Cash		
Cash Operating		
Operating Account	8,683.55	1010
Total Cash Operating	8,683.55	
Cash Reserves		
Reserve Account	210,972.56	1011
Reserve Checks-On Hold	3,694.67	1299
Total Cash Reserves	214,667.23	
Total Cash	223,350.78	
Accounts Receivable		
Accounts Receivable	7,078.70	1321
Total Accounts Receivable	7,078.70	
TOTAL ASSETS	230,429.48	
LIABILITIES & CAPITAL		
Liabilities		
Operating Liability		
Prepaid Owner Assessments	22,346.62	2015
Total Operating Liability	22,346.62	
Reserve Allocation		
Special Assessment	29,997.00	3002
Contingency	4,144.20	3005
General	90,867.28	3007
Irrigation & Landscape	-450.00	3018
Irrigation System	586.11	3020
Landscape Improvements	-5,952.64	3023
Mailboxes	2,609.68	3040
Building Structure	1,581.18	3043
Painting	1,761.96	3045
Plumbing	-38,286.75	3050
Pool/Spa	25,680.69	3055
Pool Equipment Repair	-21,188.01	3058
Pool Heater & Filter Replace	-13,868.12	3059
Pool Furniture	-1,860.82	3060
Roofs	31,051.34	3065
Roof-Flat	21,270.00	3067
Sewer Lateral/Main	1,799.88	3073
Roofs/Garage	5,000.04	3074

Balance Sheet

Account Name	Balance	Account Number
Lighting	1,480.42	3080
Pool Plaster	-11,688.00	3083
Fence/Gate	468.30	3091
Signage	409.23	3095
Streets & Drives	77,933.19	3108
Common Area Ground	-17,901.21	3122
Landscape	-92,228.24	3130
Landscape Replacement	11,129.69	3131
Interest	2,294.91	3300
CVWD Conversion	108,025.92	3500
Total Reserve Allocation	214,667.23	
Total Liabilities	237,013.85	
Capital		
Equity		
Members Equity	15,167.14	3810
Total Equity	15,167.14	
Calculated Retained Earnings	7,631.04	
Calculated Prior Years Retained Earnings	-29,382.55	
Total Capital	-6,584.37	
TOTAL LIABILITIES & CAPITAL	230,429.48	

Income Statement

Millennium Community Management, LLC

Properties: Mission Hills Phase V Property Owners Association - c/o Millennium Community Management 44801 Village Court, Ste.101 Palm Desert, CA 92260

As of: Feb 2024

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Account Number	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Operating Income & Expense					
Income					
Assessment Revenue	4000-00				
Assessment Income	4000	52,715.25	89.45	105,429.00	88.88
Special Assessment	4010	2,585.28	4.39	4,629.30	3.90
Cable Charge Amount	4025	3,527.80	5.99	7,055.80	5.95
Total Assessment Revenue	4000-00	58,828.33	99.82	117,114.10	98.73
Other Revenue	4033-00				
Escrow/ Refunds	4035	0.00	0.00	1,322.15	1.11
Late Fees	4110	40.00	0.07	51.38	0.04
Architectural	4127	0.00	0.00	0.00	0.00
Operating Interest	4200	0.83	0.00	2.65	0.00
Reserve Interest	4205	64.68	0.11	125.50	0.11
Total Other Revenue	4033-00	105.51	0.18	1,501.68	1.27
Total Operating Income		58,933.84	100.00	118,615.78	100.00
Expense					
Administrative	5000-00				
Insurance-Master/ Property	5001	6,599.83	11.20	13,199.66	11.13
Escrow/ Refunds	5009	0.00	0.00	1,322.15	1.11
Bank Fees	5015	0.00	0.00	0.00	0.00
Delq/Pre-lien Ltrs	5022	0.00	0.00	100.00	0.08
Late Service Fee	5026	80.00	0.14	170.00	0.14
Fees & Licenses	5035	0.00	0.00	0.00	0.00
Printing/ Postage/ Envelopes/ Extras	5045	314.31	0.53	579.36	0.49
Mgmt Additional	5051	225.00	0.38	225.00	0.19

Income Statement

Account Name	Account Number	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Management Contract	5055	1,464.75	2.49	2,929.50	2.47
Total Administrative	5000-00	8,683.89	14.73	18,525.67	15.62
Utilities	6000-00				
Electricity	6000	3,726.33	6.32	7,492.09	6.32
Cable/Direct TV	6002	3,339.87	5.67	6,677.48	5.63
Refuse Disposal	6003	0.00	0.00	0.00	0.00
Gas	6004	8,846.24	15.01	15,158.96	12.78
Water	6005	2,104.30	3.57	4,746.28	4.00
Total Utilities	6000-00	18,016.74	30.57	34,074.81	28.73
Landscaping	7000-00				
Landscape Contract	7000	15,007.00	25.46	30,014.00	25.30
Landscape Extras	7005	200.00	0.34	200.00	0.17
Seed/Fert/Sclp	7012	0.00	0.00	1,354.50	1.14
Tree Removal	7016	2,200.00	3.73	2,200.00	1.85
Irrigation System	7020	768.06	1.30	1,385.50	1.17
Total Landscaping	7000-00	18,175.06	30.84	35,154.00	29.64
Maintenance	7000-10				
Painting	7032	230.00	0.39	230.00	0.19
Pool/Spa Service Contract	7035	3,830.00	6.50	5,745.00	4.84
Pool/Spa Repairs	7036	0.00	0.00	582.00	0.49
Pool/Spa Extras	7038	0.00	0.00	374.50	0.32
Roof Maintenance	7040	450.00	0.76	450.00	0.38
Security/Patrol Service	7041	2,573.00	4.37	5,146.00	4.34
Pest Control	7070	890.00	1.51	890.00	0.75
Electrical Repairs	7103	1,756.20	2.98	1,756.20	1.48
Lighting Maintenance	7200	541.72	0.92	541.72	0.46
Lighting Extras	7208	0.00	0.00	0.00	0.00
Total Maintenance	7000-10	10,270.92	17.43	15,715.42	13.25
Reserves	9000-00				
General	9007	3,694.67	6.27	7,389.34	6.23
Interest	9300	64.68	0.11	125.50	0.11
Total Reserves	9000-00	3,759.35	6.38	7,514.84	6.34
Total Operating Expense		58,905.96	99.95	110,984.74	93.57

Income Statement

Account Name	Account Number	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
NOI - Net Operating Income		27.88	0.05	7,631.04	6.43
Total Income		58,933.84	100.00	118,615.78	100.00
Total Expense		58,905.96	99.95	110,984.74	93.57
Net Income		27.88	0.05	7,631.04	6.43

Income Statement - 12 Month

Millennium Community Management, LLC

Properties: Mission Hills Phase V Property Owners Association - c/o Millennium Community Management 44801 Village Court, Ste.101 Palm Desert, CA 92260

Fund Type: All

Period Range: Jan 2024 to Feb 2024

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Account Number	Jan 2024	Feb 2024	Total
Operating Income & Expense				
Income				
Assessment Revenue				
Assessment Income	4000	52,713.75	52,715.25	105,429.00
Special Assessment	4010	2,044.02	2,585.28	4,629.30
Cable Charge Amount	4025	3,528.00	3,527.80	7,055.80
Total Assessment Revenue		58,285.77	58,828.33	117,114.10
Other Revenue				
Escrow/Refunds	4035	1,322.15	0.00	1,322.15
Late Fees	4110	11.38	40.00	51.38
Operating Interest	4200	1.82	0.83	2.65
Reserve Interest	4205	60.82	64.68	125.50
Total Other Revenue		1,396.17	105.51	1,501.68
Total Operating Income		59,681.94	58,933.84	118,615.78
Expense				
Administrative				
Insurance-Master/Property	5001	6,599.83	6,599.83	13,199.66
Escrow/Refunds	5009	1,322.15	0.00	1,322.15
Delq/Pre-lien Ltrs	5022	100.00	0.00	100.00
Late Service Fee	5026	90.00	80.00	170.00
Printing/Postage/Envelopes/Extras	5045	265.05	314.31	579.36
Mgmt Additional	5051	0.00	225.00	225.00
Management Contract	5055	1,464.75	1,464.75	2,929.50
Total Administrative		9,841.78	8,683.89	18,525.67
Utilities				
Electricity	6000	3,765.76	3,726.33	7,492.09
Cable/Direct TV	6002	3,337.61	3,339.87	6,677.48
Gas	6004	6,312.72	8,846.24	15,158.96
Water	6005	2,641.98	2,104.30	4,746.28
Total Utilities		16,058.07	18,016.74	34,074.81
Landscaping				
Landscape Contract	7000	15,007.00	15,007.00	30,014.00
Landscape Extras	7005	0.00	200.00	200.00
Seed/Fert/Scip	7012	1,354.50	0.00	1,354.50
Tree Removal	7016	0.00	2,200.00	2,200.00
Irrigation System	7020	617.44	768.06	1,385.50

Income Statement - 12 Month

Account Name	Account Number	Jan 2024	Feb 2024	Total
Total Landscaping		16,978.94	18,175.06	35,154.00
Maintenance				
Painting	7032	0.00	230.00	230.00
Pool/Spa Service Contract	7035	1,915.00	3,830.00	5,745.00
Pool/Spa Repairs	7036	582.00	0.00	582.00
Pool/Spa Extras	7038	374.50	0.00	374.50
Roof Maintenance	7040	0.00	450.00	450.00
Security/Patrol Service	7041	2,573.00	2,573.00	5,146.00
Pest Control	7070	0.00	890.00	890.00
Electrical Repairs	7103	0.00	1,756.20	1,756.20
Lighting Maintenance	7200	0.00	541.72	541.72
Total Maintenance		5,444.50	10,270.92	15,715.42
Reserves				
General	9007	3,694.67	3,694.67	7,389.34
Interest	9300	60.82	64.68	125.50
Total Reserves		3,755.49	3,759.35	7,514.84
Total Operating Expense		52,078.78	58,905.96	110,984.74
NOI - Net Operating Income		7,603.16	27.88	7,631.04
Total Income		59,681.94	58,933.84	118,615.78
Total Expense		52,078.78	58,905.96	110,984.74
Net Income		7,603.16	27.88	7,631.04

Annual Budget - Comparative

Properties: Mission Hills Phase V Property Owners Association - c/o Millennium Community Management 44801 Village Court, Ste.101 Palm Desert, CA 92260

As of: Feb 2024

Additional Account Types: None

Accounting Basis: Cash

Level of Detail: Detail View

Account Name	Account Number	MTD Actual	MTD Budget	MTD \$ Var.	YTD Actual	YTD Budget	YTD \$ Var.	Annual Budget
Income								
Assessment Revenue	4000-00							
Assessment Income	4000	52,715.25	52,713.75	1.50	105,429.00	105,427.50	1.50	632,565.00
Special Assessment	4010	2,585.28	0.00	2,585.28	4,629.30	0.00	4,629.30	0.00
Cable Charge Amount	4025	3,527.80	3,528.00	-0.20	7,055.80	7,056.00	-0.20	42,336.00
Total Assessment Revenue		58,828.33	56,241.75	2,586.58	117,114.10	112,483.50	4,630.60	674,901.00
Other Revenue	4033-00							
Escrow/Refunds	4035	0.00	0.00	0.00	1,322.15	0.00	1,322.15	0.00
Late Fees	4110	40.00	0.00	40.00	51.38	0.00	51.38	0.00
Operating Interest	4200	0.83	0.84	-0.01	2.65	1.68	0.97	10.00
Reserve Interest	4205	64.68	50.00	14.68	125.50	100.00	25.50	600.00
Total Other Revenue		105.51	50.84	54.67	1,501.68	101.68	1,400.00	610.00
Total Operating Income		58,933.84	56,292.59	2,641.25	118,615.78	112,585.18	6,030.60	675,511.00
Expense								
Administrative	5000-00							
Legal Services	5000	0.00	83.34	83.34	0.00	166.68	166.68	1,000.00
Insurance-Master/Property	5001	6,599.83	6,750.00	150.17	13,199.66	13,500.00	300.34	81,000.00
Escrow/Refunds	5009	0.00	0.00	0.00	1,322.15	0.00	-1,322.15	0.00
Audit/Tax Preparation	5020	0.00	104.17	104.17	0.00	208.34	208.34	1,250.00
Delq/Pre-lien Ltrs	5022	0.00	8.34	8.34	100.00	16.68	-83.32	100.00
Late Service Fee	5026	80.00	0.00	-80.00	170.00	0.00	-170.00	0.00
Taxes-Franchise	5030	0.00	0.84	0.84	0.00	1.68	1.68	10.00
Fees & Licenses	5035	0.00	500.00	500.00	0.00	1,000.00	1,000.00	6,000.00
Printing/Postage/Envelopes/Extras	5045	314.31	291.67	-22.64	579.36	583.34	3.98	3,500.00
Mgmt Additional	5051	225.00	0.00	-225.00	225.00	0.00	-225.00	0.00
Management Contract	5055	1,464.75	1,464.75	0.00	2,929.50	2,929.50	0.00	17,577.00
Reserve Study	5056	0.00	100.00	100.00	0.00	200.00	200.00	1,200.00
Social Recreation	5068	0.00	58.34	58.34	0.00	116.68	116.68	700.00
Total Administrative		8,683.89	9,361.45	677.56	18,525.67	18,722.90	197.23	112,337.00
Utilities	6000-00							
Electricity	6000	3,726.33	2,333.34	-1,392.99	7,492.09	4,666.68	-2,825.41	28,000.00
Cable/Direct TV	6002	3,339.87	3,528.00	188.13	6,677.48	7,056.00	378.52	42,336.00
Refuse Disposal	6003	0.00	38.59	38.59	0.00	77.18	77.18	463.00
Gas	6004	8,846.24	5,416.67	-3,429.57	15,158.96	10,833.34	-4,325.62	65,000.00
Water	6005	2,104.30	5,666.67	3,562.37	4,746.28	11,333.34	6,587.06	68,000.00

Annual Budget - Comparative

Account Name	Account Number	MTD Actual	MTD Budget	MTD \$ Var.	YTD Actual	YTD Budget	YTD \$ Var.	Annual Budget
Total Utilities		18,016.74	16,983.27	-1,033.47	34,074.81	33,966.54	-108.27	203,799.00
Landscaping	7000-00							
Landscape Contract	7000	15,007.00	15,007.75	0.75	30,014.00	30,015.50	1.50	180,093.00
Landscape Extras	7005	200.00	166.67	-33.33	200.00	333.34	133.34	2,000.00
Seed/Fert/Sclp	7012	0.00	1,000.00	1,000.00	1,354.50	2,000.00	645.50	12,000.00
New Plants	7013	0.00	166.67	166.67	0.00	333.34	333.34	2,000.00
Tree Maintenance/ Trimming	7015	0.00	1,916.67	1,916.67	0.00	3,833.34	3,833.34	23,000.00
Tree Removal	7016	2,200.00	291.67	-1,908.33	2,200.00	583.34	-1,616.66	3,500.00
Irrigation System	7020	768.06	583.34	-184.72	1,385.50	1,166.68	-218.82	7,000.00
Total Landscaping		18,175.06	19,132.77	957.71	35,154.00	38,265.54	3,111.54	229,593.00
Maintenance	7000-10							
Common Area Repairs	7023	0.00	166.67	166.67	0.00	333.34	333.34	2,000.00
Plumbing Repairs	7030	0.00	125.00	125.00	0.00	250.00	250.00	1,500.00
Painting	7032	230.00	20.84	-209.16	230.00	41.68	-188.32	250.00
Pool/Spa Service Contract	7035	3,830.00	1,915.00	-1,915.00	5,745.00	3,830.00	-1,915.00	22,980.00
Pool/Spa Repairs	7036	0.00	583.34	583.34	582.00	1,166.68	584.68	7,000.00
Pool/Spa Extras	7038	0.00	0.00	0.00	374.50	0.00	-374.50	0.00
Roof Maintenance	7040	450.00	666.67	216.67	450.00	1,333.34	883.34	8,000.00
Security/Patrol Service	7041	2,573.00	2,573.00	0.00	5,146.00	5,146.00	0.00	30,876.00
Pest Control	7070	890.00	508.34	-381.66	890.00	1,016.68	126.68	6,100.00
Light Service	7080	0.00	95.00	95.00	0.00	190.00	190.00	1,140.00
Electrical Repairs	7103	1,756.20	0.00	-1,756.20	1,756.20	0.00	-1,756.20	0.00
Lighting Maintenance	7200	541.72	333.34	-208.38	541.72	666.68	124.96	4,000.00
Lighting Supplies	7205	0.00	133.34	133.34	0.00	266.68	266.68	1,600.00
Total Maintenance		10,270.92	7,120.54	-3,150.38	15,715.42	14,241.08	-1,474.34	85,446.00
Reserves	9000-00							
General	9007	3,694.67	3,694.67	0.00	7,389.34	7,389.34	0.00	44,336.00
Interest	9300	64.68	0.00	-64.68	125.50	0.00	-125.50	0.00
Total Reserves		3,759.35	3,694.67	-64.68	7,514.84	7,389.34	-125.50	44,336.00
Total Operating Expense		58,905.96	56,292.70	-2,613.26	110,984.74	112,585.40	1,600.66	675,511.00
Total Operating Income		58,933.84	56,292.59	2,641.25	118,615.78	112,585.18	6,030.60	675,511.00
Total Operating Expense		58,905.96	56,292.70	-2,613.26	110,984.74	112,585.40	1,600.66	675,511.00
NOI - Net Operating Income		27.88	-0.11	27.99	7,631.04	-0.22	7,631.26	0.00
Total Income		58,933.84	56,292.59	2,641.25	118,615.78	112,585.18	6,030.60	675,511.00
Total Expense		58,905.96	56,292.70	-2,613.26	110,984.74	112,585.40	1,600.66	675,511.00
Net Income		27.88	-0.11	27.99	7,631.04	-0.22	7,631.26	0.00