

Chamberlain Estates HOA

Financial Report

January 1 - August 31, 2024

		2025 Budget	2024 YTD 8.31.24*	2024 Budget	2023 Actual		
Income							
Dues		\$ 19,050.00	9,525.00	\$ 9,525.00	\$ 9,150.00		
Past Due Fees			301.00		\$ 63.50		
Transfer Fee			200.00		\$ 1,000.00		
Total Income		\$ 19,050.00	\$ 10,026.00	\$ 9,525.00	\$ 10,213.50		
Gross Profit		\$ 19,050.00	\$ 10,026.00	\$ 9,525.00	\$ 10,213.50		
Expenses							
Advertising and Promotion		\$ 250.00	126.16	\$ 250.00	\$ 775.88		
Credit Card Transaction Fees		\$ -	9.99	\$ -	\$ 2.69		
Computer & Internet Expenses		\$ -	327.31	\$ 500.00	\$ 155.88		
Idaho State Tax Commission		\$ 10.00	10.00	\$ 10.00	\$ 10.00		
Insurance Expense		\$ 1,160.00	1,147.00	\$ 1,150.00	\$ 1,138.00		
Landscaping and Groundskeeping		\$ 6,000.00	4,721.75	\$ 5,500.00	\$ 8,528.05		
Other Landscaping		\$ 2,500.00					
Office Supplies		\$ 100.00		\$ 100.00	\$ 57.18		
Postage and Delivery		\$ 250.00	232.09	\$ 600.00	\$ 478.00		
Printing and Reproduction		\$ 150.00	113.66	\$ 290.00	\$ 282.18		
Professional Fees		\$ 500.00	1,520.00	\$ 150.00	\$ 1,364.37		
Property Mgmt Fees		\$ 6,000.00					
Utilities		\$ 1,000.00		\$ 975.00	\$ 954.40		
Total Expenses		\$ 17,920.00	\$ 8,207.96	\$ 9,525.00	\$ 13,746.63		
Net Operating Income		\$ 1,130.00	\$ 1,818.04	\$ -	(\$3,533.13)		
Other Income							
Interest Income			1.67	\$ -	\$ 2.50		
Total Other Income			\$ 1.67		\$ 2.50		
Net Other Income			\$ 1.67	\$ -	(\$3,530.63)		
Net Income			\$ 1,819.71				
ASSETS 8.31.24							
Current Assets							
Checking/Savings		\$ 30,131.03					
Accounts Receivable		\$ 171.00					
Total Current Assets		\$ 30,302.03					
TOTAL ASSETS		\$ 30,302.03					
LIABILITIES & EQUITY							
Opening Balance Equity		\$ 28,389.82					
Accounts Payable		\$ 92.50					
Net Income*		\$ 1,819.71					
Total Equity		\$ 30,302.03					
TOTAL LIABILITIES & EQUITY 8.9.24		\$ 30,302.03					
*Net Income thru 8.31.24;							
Expected Expenses Sep-Dec**		(\$3,670.00)					
Projected Net Income at Year End=		(\$1,850.29)					
** Landscaping, Irrigation, printing & property manager							