

Harborview Homeowners Association, Inc.
Balance Sheet Cash Basis
Period Through: 3/31/2021

Assets

Cash-Operating	
11100-000 - Cash Operating Account - AAB	\$56,335.82
11202-000 - Money Market Account - AAB	<u>\$38,096.62</u>
Cash-Operating Total	<u>\$94,432.44</u>

Assets Total \$94,432.44

Liabilities and Equity

Capital	
45110-000 - Prior Years Retained Earnings	\$46,485.18
Capital Total	<u>\$46,485.18</u>

Net Income \$47,947.26

Liabilities & Equity Total \$94,432.44

Harborview Homeowners Association, Inc.

Income Statement

3/1/2021 - 3/31/2021

	3/1/2021 - 3/31/2021	Year To Date
Income		
<u>MAIN REVENUE</u>		
50020-000 - Association Dues	\$5,405.19	\$58,363.26
<u>Total MAIN REVENUE</u>	\$5,405.19	\$58,363.26
 <u>OTHER REVENUE</u>		
57100-000 - Late Fees	\$32.20	\$53.44
57105-000 - Legal Expense Reimbursement	\$664.00	\$1,098.02
57115-000 - Special Assessments	\$1.51	\$1.51
58100-000 - Interest Income	\$4.67	\$13.96
<u>Total OTHER REVENUE</u>	\$702.38	\$1,166.93
 <i>Total Income</i>	 \$6,107.57	 \$59,530.19
 Expense		
<u>GENERAL AND ADMINISTRATIVE</u>		
63050-000 - Bank Charges	\$10.00	\$30.00
63110-000 - Legal Expense	\$1,642.00	\$5,578.65
63170-000 - Postage	\$0.00	\$24.45
63180-000 - Printing & Copy Expense	\$0.00	\$44.99
63200-000 - Telephone/Beeper/Answering	\$98.15	\$293.51
63226-000 - Website Creation/Maintenance	\$0.00	\$495.00
63250-000 - Misc. General Administrative	\$0.00	\$3.40
63250-001 - Lien Fees	\$0.00	\$31.00
<u>Total GENERAL AND ADMINISTRATIVE</u>	\$1,750.15	\$6,501.00
 <u>MANAGEMENT FEE</u>		
73010-000 - Management Fee Expense	\$1,350.00	\$2,025.00
<u>Total MANAGEMENT FEE</u>	\$1,350.00	\$2,025.00
 <u>SERVICES</u>		
62020-000 - Lawn/Plant Care	\$0.00	\$1,850.00
<u>Total SERVICES</u>	\$0.00	\$1,850.00
 <u>UTILITIES</u>		
67110-000 - Electricity	\$431.76	\$1,156.50
67310-000 - Water & Sewer	\$0.00	\$50.43
<u>Total UTILITIES</u>	\$431.76	\$1,206.93
 <i>Total Expense</i>	 \$3,531.91	 \$11,582.93
 Operating Net Income	 \$2,575.66	 \$47,947.26
 Net Income	 \$2,575.66	 \$47,947.26

Harborview Homeowners Association, Inc.
Budget Comparison Report

3/1/2021 - 3/31/2021

1/1/2021 - 3/31/2021

3/1/2021 - 3/31/2021

	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income							
<u>MAIN REVENUE</u>							
50020-000 - Association Dues	\$5,405.19	\$29,475.00	(\$24,069.81)	\$58,363.26	\$88,425.00	(\$30,061.74)	\$88,425.00
<u>Total MAIN REVENUE</u>	\$5,405.19	\$29,475.00	(\$24,069.81)	\$58,363.26	\$88,425.00	(\$30,061.74)	\$88,425.00
<u>OTHER REVENUE</u>							
57100-000 - Late Fees	\$32.20	\$0.00	\$32.20	\$53.44	\$0.00	\$53.44	\$0.00
57105-000 - Legal Expense Reimbursement	\$664.00	\$0.00	\$664.00	\$1,098.02	\$0.00	\$1,098.02	\$0.00
57115-000 - Special Assessments	\$1.51	\$0.00	\$1.51	\$1.51	\$0.00	\$1.51	\$0.00
58100-000 - Interest Income	\$4.67	\$0.00	\$4.67	\$13.96	\$0.00	\$13.96	\$0.00
<u>Total OTHER REVENUE</u>	\$702.38	\$0.00	\$702.38	\$1,166.93	\$0.00	\$1,166.93	\$0.00
Total Income	\$6,107.57	\$29,475.00	(\$23,367.43)	\$59,530.19	\$88,425.00	(\$28,894.81)	\$88,425.00
Expense							
<u>CAPITAL IMPROVEMENTS</u>							
95035-000 - Computers & Software	\$0.00	\$41.25	\$41.25	\$0.00	\$123.75	\$123.75	\$495.00
<u>Total CAPITAL IMPROVEMENTS</u>	\$0.00	\$41.25	\$41.25	\$0.00	\$123.75	\$123.75	\$495.00
<u>GENERAL AND ADMINISTRATIVE</u>							
61106-004 - Meeting Expenses	\$0.00	\$33.33	\$33.33	\$0.00	\$99.99	\$99.99	\$400.00
63050-000 - Bank Charges	\$10.00	\$0.00	(\$10.00)	\$30.00	\$0.00	(\$30.00)	\$0.00
63110-000 - Legal Expense	\$1,642.00	\$500.00	(\$1,142.00)	\$5,578.65	\$1,500.00	(\$4,078.65)	\$6,000.00
63120-000 - License, Permits, Reg Fees	\$0.00	\$0.00	\$0.00	\$0.00	\$150.00	\$150.00	\$350.00
63170-000 - Postage	\$0.00	\$83.33	\$83.33	\$24.45	\$249.99	\$225.54	\$1,000.00
63170-005 - Postage (CID)	\$0.00	\$83.33	\$83.33	\$0.00	\$249.99	\$249.99	\$1,000.00
63180-000 - Printing & Copy Expense	\$0.00	\$0.00	\$0.00	\$44.99	\$0.00	(\$44.99)	\$0.00
63200-000 - Telephone/Beeper/Answering	\$98.15	\$108.33	\$10.18	\$293.51	\$324.99	\$31.48	\$1,300.00
63226-000 - Website Creation/Maintenance	\$0.00	\$0.00	\$0.00	\$495.00	\$0.00	(\$495.00)	\$0.00
63250-000 - Misc. General Administrative	\$0.00	\$0.00	\$0.00	\$3.40	\$0.00	(\$3.40)	\$0.00
63250-001 - Lien Fees	\$0.00	\$0.00	\$0.00	\$31.00	\$0.00	(\$31.00)	\$0.00
<u>Total GENERAL AND ADMINISTRATIVE</u>	\$1,750.15	\$808.32	(\$941.83)	\$6,501.00	\$2,574.96	(\$3,926.04)	\$10,050.00
<u>INSURANCE</u>							
72010-000 - Insurance Expense	\$0.00	\$466.67	\$466.67	\$0.00	\$1,400.01	\$1,400.01	\$5,600.00
<u>Total INSURANCE</u>	\$0.00	\$466.67	\$466.67	\$0.00	\$1,400.01	\$1,400.01	\$5,600.00

Harborview Homeowners Association, Inc.
Budget Comparison Report
3/1/2021 - 3/31/2021

	3/1/2021 - 3/31/2021		1/1/2021 - 3/31/2021				
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
MANAGEMENT FEE							
73010-000 - Management Fee Expense	\$1,350.00	\$675.00	(\$675.00)	\$2,025.00	\$2,025.00	\$0.00	\$8,100.00
Total MANAGEMENT FEE	\$1,350.00	\$675.00	(\$675.00)	\$2,025.00	\$2,025.00	\$0.00	\$8,100.00
REPAIRS AND MAINTENANCE							
61140-001 - Pool Security Line	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$500.00
61145-000 - Pool Service Contract	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$9,600.00
61950-000 - Clubhouse Maintenance - Playground	\$0.00	\$150.00	\$150.00	\$0.00	\$450.00	\$450.00	\$1,800.00
Total REPAIRS AND MAINTENANCE	\$0.00	\$150.00	\$150.00	\$0.00	\$450.00	\$450.00	\$11,900.00
RESERVE EXPENSES							
96598-000 - Reserve Transfer To/From	\$0.00	\$833.33	\$833.33	\$0.00	\$2,499.99	\$2,499.99	\$10,000.00
Total RESERVE EXPENSES	\$0.00	\$833.33	\$833.33	\$0.00	\$2,499.99	\$2,499.99	\$10,000.00
SERVICES							
62020-000 - Lawn/Plant Care	\$0.00	\$0.00	\$0.00	\$1,850.00	\$0.00	(\$1,850.00)	\$23,800.00
62026-000 - Sprinkler System Contract	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$735.00
62027-000 - Chemical Application Expense	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,864.00
62029-000 - Tree/Shrub Expense	\$0.00	\$83.33	\$83.33	\$0.00	\$249.99	\$249.99	\$1,000.00
62080-000 - Pest Control	\$0.00	\$22.92	\$22.92	\$0.00	\$68.76	\$68.76	\$275.00
Total SERVICES	\$0.00	\$106.25	\$106.25	\$1,850.00	\$318.75	(\$1,531.25)	\$29,674.00
TAXES							
63015-000 - Tax Return Preparation/Audit	\$0.00	\$250.00	\$250.00	\$0.00	\$250.00	\$250.00	\$250.00
Total TAXES	\$0.00	\$250.00	\$250.00	\$0.00	\$250.00	\$250.00	\$250.00
UTILITIES							
67110-000 - Electricity	\$431.76	\$625.00	\$193.24	\$1,156.50	\$1,875.00	\$718.50	\$7,500.00
67310-000 - Water & Sewer	\$0.00	\$401.67	\$401.67	\$50.43	\$1,205.01	\$1,154.58	\$4,820.00
Total UTILITIES	\$431.76	\$1,026.67	\$594.91	\$1,206.93	\$3,080.01	\$1,873.08	\$12,320.00
Total Expense	\$3,531.91	\$4,357.49	\$825.58	\$11,582.93	\$12,722.47	\$1,139.54	\$88,389.00
Operating Net Income	\$2,575.66	\$25,117.51	(\$22,541.85)	\$47,947.26	\$75,702.53	(\$27,755.27)	\$36.00
Net Income	\$2,575.66	\$25,117.51	(\$22,541.85)	\$47,947.26	\$75,702.53	(\$27,755.27)	\$36.00