

# Meadowcrest Homeowners Association Inc

## Balance Sheet For 12/31/2023

---

<b>Bank Accounts</b>		
CIT Operating	\$57,587.60	
CIT Imprest	\$740.09	
CIT Reserve	\$6,169.57	
<b>Total Bank Accounts</b>		<b>\$64,497.26</b>
<b>Other Assets</b>		
Accounts Receivable	\$3,525.75	
Unauthorized Transfer of Funds	\$17,883.12	
<b>Total Other Assets</b>		<b>\$21,408.87</b>
	<b>Total Assets</b>	<b>\$85,906.13</b>

---

<b>Liabilities</b>		
Accounts Payable	\$1,302.17	
Prepaid Assessments	\$10,867.33	
<b>Total Liabilities</b>		<b>\$12,169.50</b>
<b>Equity</b>		
Net Income Current Year	\$20,086.98	
Retained Earnings	\$53,649.65	
<b>Total Equity</b>		<b>\$73,736.63</b>
	<b>Total Liabilities / Equity</b>	<b>\$85,906.13</b>

---

# Meadowcrest Homeowners Association Inc

## Statement of Revenues and Expenses 12/1/2023 - 12/31/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Operating Income</b>							
<b>HOA Income</b>							
62012 - HOA Assessments	-	-	-	55,650.00	55,650.00	-	55,650.00
63000 - Late Fees	-	-	-	550.00	-	550.00	-
63001 - Homeowner Interest	1.85	-	1.85	66.31	-	66.31	-
63004 - Bank Interest	3.80	-	3.80	44.73	-	44.73	-
63103 - Transfer Fees	-	-	-	3,500.00	-	3,500.00	-
<b>Total HOA Income</b>	<b>5.65</b>	<b>-</b>	<b>5.65</b>	<b>59,811.04</b>	<b>55,650.00</b>	<b>4,161.04</b>	<b>55,650.00</b>
<b>Total Income</b>	<b>5.65</b>	<b>-</b>	<b>5.65</b>	<b>59,811.04</b>	<b>55,650.00</b>	<b>4,161.04</b>	<b>55,650.00</b>

### Operating Expense

#### Administrative Expenses

80010 - Mailers - Copies, Checks, Envelopes	-	-	-	553.50	-	(553.50)	-
80015 - Postage	52.50	-	(52.50)	379.90	-	(379.90)	-
80050 - Contract Mgmt Services	950.00	950.00	-	11,400.00	11,400.00	-	11,400.00
80125 - Meetings	-	625.00	625.00	164.90	2,613.00	2,448.10	2,613.00
80129 - Signage	-	-	-	566.44	-	(566.44)	-
80145 - Legal Fees	-	-	-	11,312.92	-	(11,312.92)	-
80170 - CPA / Bookkeeping Services	-	-	-	150.00	250.00	100.00	250.00
<b>Total Administrative Expenses</b>	<b>1,002.50</b>	<b>1,575.00</b>	<b>572.50</b>	<b>24,527.66</b>	<b>14,263.00</b>	<b>(10,264.66)</b>	<b>14,263.00</b>

#### Insurance

93001 - Liability Insurance	-	-	-	381.00	487.00	106.00	487.00
93004 - Directors and Officers Insurance	-	-	-	125.00	-	(125.00)	-
<b>Total Insurance</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>506.00</b>	<b>487.00</b>	<b>(19.00)</b>	<b>487.00</b>

#### Landscaping & Grounds Maintenance

84050 - Landscape Contract	2,583.34	1,288.33	(1,295.01)	12,162.70	15,459.96	3,297.26	15,459.96
84070 - Weed Control	-	-	-	200.00	-	(200.00)	-
84080 - Common Area Improvements	104.94	-	(104.94)	1,559.94	-	(1,559.94)	-
84120 - Irrigation Repairs	-	-	-	372.00	500.00	128.00	500.00
84150 - Holiday Lighting	-	1,689.64	1,689.64	4,936.42	3,379.28	(1,557.14)	3,379.28
<b>Total Landscaping &amp; Grounds Maintenance</b>	<b>2,688.28</b>	<b>2,977.97</b>	<b>289.69</b>	<b>19,231.06</b>	<b>19,339.24</b>	<b>108.18</b>	<b>19,339.24</b>

#### Repairs & Maintenance

84051 - General Maintenance Contract	-	-	-	21.13	-	(21.13)	-
<b>Total Repairs &amp; Maintenance</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>21.13</b>	<b>-</b>	<b>(21.13)</b>	<b>-</b>

#### Reserve

91002 - Reserve Transfer	-	-	-	(6,160.00)	-	6,160.00	-
<b>Total Reserve</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>(6,160.00)</b>	<b>-</b>	<b>6,160.00</b>	<b>-</b>

#### Taxes

94001 - Income Tax	-	-	-	10.00	10.00	-	10.00
<b>Total Taxes</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>10.00</b>	<b>10.00</b>	<b>-</b>	<b>10.00</b>

# Meadowcrest Homeowners Association Inc

## Statement of Revenues and Expenses 12/1/2023 - 12/31/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Operating Expense</b>							
<b>Utility</b>							
92000 - Common Area Electricity	28.85	21.28	(7.57)	263.80	255.36	(8.44)	255.36
92003 - Irrigation Water	-	-	-	1,324.41	1,792.87	468.46	1,792.87
<b>Total Utility</b>	<b>28.85</b>	<b>21.28</b>	<b>(7.57)</b>	<b>1,588.21</b>	<b>2,048.23</b>	<b>460.02</b>	<b>2,048.23</b>
<b>Total Expense</b>	<b>3,719.63</b>	<b>4,574.25</b>	<b>854.62</b>	<b>39,724.06</b>	<b>36,147.47</b>	<b>(3,576.59)</b>	<b>36,147.47</b>
<b>Operating Net Total</b>	<b>(3,713.98)</b>	<b>(4,574.25)</b>	<b>860.27</b>	<b>20,086.98</b>	<b>19,502.53</b>	<b>584.45</b>	<b>19,502.53</b>
<b>Net Total</b>	<b>(3,713.98)</b>	<b>(4,574.25)</b>	<b>860.27</b>	<b>20,086.98</b>	<b>19,502.53</b>	<b>584.45</b>	<b>19,502.53</b>