

LEEWOOD HOMEOWNERS ASSOCIATION INC
 B A L A N C E S H E E T
 September 2021

	OPERATING	RESERVE	TOTAL
CURRENT ASSETS			
1015 UNION BANK - CHECKING - PRIMARY	47,852.42		47,852.42
1035 UNION BANK - MM - OPERATING	86,616.85		86,616.85
1066 CHARLES SCHWAB - ETF - RESERVE		29,981.12	29,981.12
1067 CHARLES SCHWAB - BRKG - RESERVE		77,225.28	77,225.28
1068 VANGUARD 500 MUTUAL FUND - RESERVE		136,539.82	136,539.82
1102 CAPITAL ONE - CD 10/4/22 2.3%		14,320.11	14,320.11
1105 DISCOVER BANK - CD 8/2/22 2.3%		35,689.61	35,689.61
1107 SALLIE MAE BANK - CD 2/22/23 2.8%		10,371.12	10,371.12
1113 GOLDMAN SACHS - CD 1/23/24 3.20%		31,958.37	31,958.37
1114 CITIBANK - CD 1/25/23 3.20%		31,166.55	31,166.55
1115 GOLDMAN SACHS - CD 2/13/26 3.30%		33,303.24	33,303.24
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	134,469.27	400,555.22	535,024.49
ACCOUNTS RECEIVABLE			
1210 ASSESSMENTS	8,303.06		8,303.06
1260 ALLOWANCE FOR DOUBTFUL ACCOUNTS	(1,821.67)		(1,821.67)
1272 ACCRUED INTEREST INCOME		1,900.22	1,900.22
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	6,481.39	1,900.22	8,381.61

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	OPERATING	RESERVE	TOTAL
PREPAID ASSETS			
1310 STATE FARM CONDO INS 4/1/21-22 \$2,450.00	1,225.02		1,225.02
1315 STATE FARM FB INS 4/1/21-22 \$1,071.00	535.50		535.50
1316 STATE FARM UMBRELLA INS 4/1/21-22 \$690.0	345.00		345.00
1340 INCOME TAX	2,748.00		2,748.00
1343 MONTHLY PPD AMERICAN DISPOSAL	3,678.89		3,678.89
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	8,532.41	0.00	8,532.41
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TOTAL ASSETS	149,483.07	402,455.44	551,938.51
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 September 2021

	OPERATING	RESERVE	TOTAL
CURRENT LIABILITIES			
2010	381.46		381.46
2080	1,071.00		1,071.00
2130	14,453.33		14,453.33
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	15,905.79	0.00	15,905.79
RESTRICTED EQUITY - RESERVES			
2271		355,458.58	355,458.58
			SPENT FROM RESERVES
2471		(58,901.73)	(58,901.73)
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	0.00	296,556.85	296,556.85
OPERATING EQUITY			
2635		63,030.07	63,030.07
2636		42,868.52	42,868.52
2650	127,380.42		127,380.42
2670	6,196.86		6,196.86
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	133,577.28	105,898.59	239,475.87
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TOTAL LIABILITIES & EQUITY	149,483.07	402,455.44	551,938.51
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LEEWOOD HOMEOWNERS ASSOCIATION INC
 REVENUE & EXPENSE BUDGET COMPARISON REPORT
 SEPTEMBER 2021

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	9 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
INCOME							
4020 ASSESSMENTS - QUARTERLY	17,225.00	17,225.00	0.00	155,025.00	155,025.00	0.00	206,700
4060 LATE CHARGES	32.87	0.00	32.87	105.24	0.00	105.24	0
4100 INTEREST - OPERATING	14.22	0.00	14.22	130.58	0.00	130.58	0
4340 INTEREST - RESERVES	0.00	0.00	0.00	5,618.23	0.00	5,618.23	0
4350 INTEREST ALLOC TO RESERVES	0.00	0.00	0.00	-5,618.23	0.00	-5,618.23	0
4970	17,272.09	17,225.00	47.09	155,260.82	155,025.00	235.82	206,700
4980 TOTAL INCOME	17,272.09	17,225.00	47.09	155,260.82	155,025.00	235.82	206,700
EXPENSES							
GROUNDS MAINTENANCE							
6201 TREES/SOD/PLANTS	750.00	1,875.00	-1,125.00	16,471.99	16,875.00	-403.01	22,500
6305 COMMON AREA MAINTENANCE	0.00	333.33	-333.33	2,630.39	3,000.01	-369.62	4,000
6599	750.00	2,208.33	-1,458.33	19,102.38	19,875.01	-772.63	26,500
CONTRACTS							
6901 GROUNDS MAINTENANCE	3,104.93	3,750.00	-645.07	27,944.33	33,750.00	-5,805.67	45,000
6904 TRASH REMOVAL	3,678.89	3,666.67	12.22	32,359.96	32,999.99	-640.03	44,000

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	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	9 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
6906 PEST CONTROL	165.00	0.00	165.00	2,060.00	0.00	2,060.00	0
6907 SNOW SERVICES	0.00	583.33	-583.33	6,187.50	5,250.01	937.49	7,000
6999	6,948.82	8,000.00	-1,051.18	68,551.79	72,000.00	-3,448.21	96,000
UTILITIES							
7910 ELECTRIC	259.96	258.33	1.63	1,779.43	2,325.01	-545.58	3,100
7999	259.96	258.33	1.63	1,779.43	2,325.01	-545.58	3,100
ADMINISTRATIVE							
8011 LABOR - ASSOCIATION EMPLOYEES	0.00	0.00	0.00	30.00	0.00	30.00	0
8020 MANAGEMENT FEE	1,607.00	1,607.00	0.00	14,463.00	14,463.00	0.00	19,284
8040 POSTAGE	36.71	62.50	- 25.79	551.79	562.50	- 10.71	750
8060 COPIES/PRINTING/SUPPLIES	142.45	241.67	- 99.22	1,482.60	2,174.99	-692.39	2,900
8061 WEBSITE	0.00	20.83	- 20.83	207.38	187.51	19.87	250
8080 CPA SERVICES	400.00	287.50	112.50	400.00	2,587.50	-2,187.50	3,450
8100 LEGAL EXPENSE	751.98	666.67	85.31	4,305.42	5,999.99	-1,694.57	8,000
8120 INSURANCE	350.92	347.50	3.42	3,151.22	3,127.50	23.72	4,170
8142 FEES/DUES/LICENSES	0.00	16.67	- 16.67	0.00	149.99	-149.99	200
8143 PERMITS/LICENSES	0.00	8.33	- 8.33	80.00	75.01	4.99	100
8180 INCOME TAX	540.00	166.67	373.33	1,147.00	1,499.99	-352.99	2,000
8182 STATE TAXES	0.00	41.67	- 41.67	0.00	374.99	-374.99	500
8341 MISCELLANEOUS OPERATING	0.00	12.50	- 12.50	0.00	112.50	-112.50	150
8380 MEETING HALL RENTAL	0.00	37.50	- 37.50	0.00	337.50	-337.50	450

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8390 ANNUAL CORPORATE REPORT	0.00	7.92	- 7.92	61.95	71.24	- 9.29	95
8479	3,829.06	3,524.93	304.13	25,880.36	31,724.21	-5,843.85	42,299
BUDGETED TRANSFERS TO RESERVE FUND							
9171 POOLED RESERVES	3,750.00	3,750.00	0.00	33,750.00	33,750.00	0.00	45,000
9299	3,750.00	3,750.00	0.00	33,750.00	33,750.00	0.00	45,000
9980 TOTAL EXPENSES	15,537.84	17,741.59	-2,203.75	149,063.96	159,674.23	-10,610.27	212,899
9990 GAIN (LOSS)	<u>1,734.25</u>	<u>(516.59)</u>	<u>(2,250.84)</u>	<u>6,196.86</u>	<u>(4,649.23)</u>	<u>(10,846.09)</u>	<u>- 6,199</u>