

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

	OPERATING	RESERVE	TOTAL
CURRENT ASSETS			
1015 PACIFIC WESTERN - CHECKING - PRIMARY	45,780.83		45,780.83
1035 PACIFIC WESTERN - MM - OPERATING	86,646.12		86,646.12
1066 CHARLES SCHWAB - ETF - RESERVE		29,762.39	29,762.39
1067 CHARLES SCHWAB - BRKG - RESERVE		80,573.64	80,573.64
1068 VANGUARD 500 MUTUAL FUND - RESERVE		138,329.77	138,329.77
1102 CAPITAL ONE - CD 10/4/22 2.3%		14,248.61	14,248.61
1105 DISCOVER BANK - CD 8/2/22 2.3%		35,504.63	35,504.63
1107 SALLIE MAE BANK - CD 2/22/23 2.8%		10,302.05	10,302.05
1113 GOLDMAN SACHS - CD 1/23/24 3.20%		31,642.86	31,642.86
1114 CITIBANK - CD 1/25/23 3.20%		30,942.57	30,942.57
1115 GOLDMAN SACHS - CD 2/13/26 3.30%		32,860.20	32,860.20
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	132,426.95	404,166.72	536,593.67
ACCOUNTS RECEIVABLE			
1210 ASSESSMENTS	9,891.43		9,891.43
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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	8,069.76	1,900.22	9,969.98

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	OPERATING	RESERVE	TOTAL
PREPAID ASSETS			
1310 STATE FARM CONDO INS 4/1/21-22 \$2,450.00	816.68		816.68
1315 STATE FARM FB INS 4/1/21-22 \$1,071.00	357.00		357.00
1316 STATE FARM UMBRELLA INS 4/1/21-22 \$690.0	230.00		230.00
1340 INCOME TAX	2,748.00		2,748.00
1353 DOMINION MONTHLY SERVICE	259.96		259.96
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	4,411.64	0.00	4,411.64
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TOTAL ASSETS	144,908.35	406,066.94	550,975.29
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	OPERATING	RESERVE	TOTAL
CURRENT LIABILITIES			
2010	986.61		986.61
2030	17,225.00		17,225.00
2080	1,071.00		1,071.00
2130	2,044.46		2,044.46
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	21,327.07	0.00	21,327.07
RESTRICTED EQUITY - RESERVES			
2271		363,641.04	363,641.04
			SPENT FROM RESERVES
2471		(63,216.76)	(63,216.76)
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	0.00	300,424.28	300,424.28
OPERATING EQUITY			
2635		62,774.14	62,774.14
2636		42,868.52	42,868.52
2650	127,380.42		127,380.42
2670	(3,799.14)		(3,799.14)
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	123,581.28	105,642.66	229,223.94
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	144,908.35	406,066.94	550,975.29
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TOTAL LIABILITIES & EQUITY			

LEEWOOD HOMEOWNERS ASSOCIATION INC  
 REVENUE & EXPENSE BUDGET COMPARISON REPORT  
 NOVEMBER 2021

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	11 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
<b>INCOME</b>							
4020 ASSESSMENTS - QUARTERLY	17,225.00	17,225.00	0.00	189,475.00	189,475.00	0.00	206,700
4060 LATE CHARGES	40.66	0.00	40.66	211.00	0.00	211.00	0
4100 INTEREST - OPERATING	14.44	0.00	14.44	159.85	0.00	159.85	0
4340 INTEREST - RESERVES	225.93	0.00	225.93	6,300.69	0.00	6,300.69	0
4350 INTEREST ALLOC TO RESERVES	-225.93	0.00	-225.93	-6,300.69	0.00	-6,300.69	0
4970	17,280.10	17,225.00	55.10	189,845.85	189,475.00	370.85	206,700
4980 TOTAL INCOME	17,280.10	17,225.00	55.10	189,845.85	189,475.00	370.85	206,700
<b>EXPENSES</b>							
<b>GROUNDS MAINTENANCE</b>							
6201 TREES/SOD/PLANTS	0.00	1,875.00	-1,875.00	24,821.99	20,625.00	4,196.99	22,500
6305 COMMON AREA MAINTENANCE	0.00	333.33	-333.33	2,630.39	3,666.67	-1,036.28	4,000
6599	0.00	2,208.33	-2,208.33	27,452.38	24,291.67	3,160.71	26,500
<b>CONTRACTS</b>							
6901 GROUNDS MAINTENANCE	3,104.93	3,750.00	-645.07	34,154.19	41,250.00	-7,095.81	45,000
6904 TRASH REMOVAL	3,678.89	3,666.67	12.22	39,717.74	40,333.33	-615.59	44,000

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	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	11 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
6906 PEST CONTROL	165.00	0.00	165.00	2,390.00	0.00	2,390.00	0
6907 SNOW SERVICES	0.00	583.33	-583.33	6,187.50	6,416.67	-229.17	7,000
6999	6,948.82	8,000.00	-1,051.18	82,449.43	88,000.00	-5,550.57	96,000
<b>UTILITIES</b>							
7910 ELECTRIC	259.71	258.33	1.38	2,299.10	2,841.67	-542.57	3,100
7999	259.71	258.33	1.38	2,299.10	2,841.67	-542.57	3,100
<b>ADMINISTRATIVE</b>							
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	17,677.00	17,677.00	0.00	19,284
8040 POSTAGE	19.08	62.50	- 43.42	586.73	687.50	-100.77	750
8060 COPIES/PRINTING/SUPPLIES	82.70	241.67	-158.97	1,759.44	2,658.33	-898.89	2,900
8061 WEBSITE	0.00	20.83	- 20.83	207.38	229.17	- 21.79	250
8080 CPA SERVICES	0.00	287.50	-287.50	10,316.00	3,162.50	7,153.50	3,450
8100 LEGAL EXPENSE	0.00	666.67	-666.67	4,475.52	7,333.33	-2,857.81	8,000
8120 INSURANCE	350.92	347.50	3.42	3,853.06	3,822.50	30.56	4,170
8142 FEES/DUES/LICENSES	0.00	16.67	- 16.67	0.00	183.33	-183.33	200
8143 PERMITS/LICENSES	0.00	8.33	- 8.33	80.00	91.67	- 11.67	100
8180 INCOME TAX	0.00	166.67	-166.67	1,147.00	1,833.33	-686.33	2,000
8182 STATE TAXES	0.00	41.67	- 41.67	0.00	458.33	-458.33	500
8341 MISCELLANEOUS OPERATING	0.00	12.50	- 12.50	0.00	137.50	-137.50	150
8380 MEETING HALL RENTAL	0.00	37.50	- 37.50	0.00	412.50	-412.50	450

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8390 ANNUAL CORPORATE REPORT	0.00	7.92	- 7.92	61.95	87.08	- 25.13	95
8479	2,059.70	3,524.93	-1,465.23	40,194.08	38,774.07	1,420.01	42,299
BUDGETED TRANSFERS TO RESERVE FUND							
9171 POOLED RESERVES	3,750.00	3,750.00	0.00	41,250.00	41,250.00	0.00	45,000
9299	3,750.00	3,750.00	0.00	41,250.00	41,250.00	0.00	45,000
9980 TOTAL EXPENSES	13,018.23	17,741.59	-4,723.36	193,644.99	195,157.41	-1,512.42	212,899
9990 GAIN (LOSS)	<u>4,261.87</u>	<u>( 516.59)</u>	<u>( 4,778.46)</u>	<u>( 3,799.14)</u>	<u>( 5,682.41)</u>	<u>( 1,883.27)</u>	<u>- 6,199</u>