

Mt Woodley Manor HOA

Balance Sheet

As of 02/28/14

ASSETS

John Marshall Bank Checking	\$	9,293.68	
Burke & Herbert Checking		996.19	
Burke & Herbert 160342		34,108.99	
Assessments Receivable		1,530.00	
Late Fees Receivable		360.00	
ARC Violations Receivable		3,146.25	
Prepaid Insurance		1,553.50	
 TOTAL ASSETS			
	\$		50,988.61

LIABILITIES & EQUITY

CURRENT LIABILITIES:

Accounts Payable	\$	804.37	
Pre-Assessed Fees		3,663.33	
Prepaid Owner Assessments		629.45	
 Subtotal Current Liab.			
	\$		5,097.15

RESERVES:

Subtotal Reserves			
	\$		.00

EQUITY:

Prior Years Net Income/(Loss)	\$	20,723.49	
Opening Balance Equity		18,818.76	
Current Year Net Income/(Loss)		6,349.21	
 Subtotal Equity			
	\$		45,891.46
 TOTAL LIABILITIES & EQUITY			
	\$		50,988.61

Mt Woodley Manor HOA
Income/Expense Statement
Period: 02/01/14 to 02/28/14

Description		Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
COME:								
310	Assessment Income	3,663.33	3,663.33	.00	42,096.17	40,296.63	1,799.54	43,960.00
340	Late Fees	.00	.00	.00	20.00	.00	20.00	.00
350	Legal Fee Recovery	.00	.00	.00	70.00	.00	70.00	.00
380	ARC Violations	.00	.00	.00	1,230.00	.00	1,230.00	.00
420	Disclosure Packages	.00	.00	.00	400.00	.00	400.00	.00
910	Interest	3.97	4.16	(.19)	45.84	45.76	.08	50.00
	Subtotal Income	3,667.30	3,667.49	(.19)	43,862.01	40,342.39	3,519.62	44,010.00
EXPENSES								
MINISTRATIVE:								
110	Bank Service Charges	2.00	.00	(2.00)	4.25	.00	(4.25)	.00
120	Filing Fees	.00	3.00	3.00	137.38	33.00	(104.38)	36.00
130	Miscellaneous	149.05	.00	(149.05)	209.05	.00	(209.05)	.00
140	Postage & Delivery	159.08	29.83	(129.25)	220.72	328.13	107.41	358.00
150	Printing & Reproduction	28.40	19.83	(8.57)	231.46	218.13	(13.33)	238.00
160	Office Supplies	15.40	6.25	(9.15)	65.69	68.75	3.06	75.00
170	Storage Rental	.00	111.00	111.00	832.00	1,221.00	389.00	1,332.00
180	Website Hosting & Maintenance	50.00	50.00	.00	500.00	550.00	50.00	600.00
190	Travel	.00	.00	.00	39.87	.00	(39.87)	.00
210	Accounting	.00	83.33	83.33	782.50	916.63	134.13	1,000.00
220	Legal Fees	.00	83.33	83.33	1,351.03	916.63	(434.40)	1,000.00
230	Management Fees	550.00	.00	(550.00)	3,300.00	.00	(3,300.00)	.00
	ADMINISTRATIVE:	953.93	386.57	(567.36)	7,673.95	4,252.27	(3,421.68)	4,639.00
SURANCE:								
510	Insurance	155.25	144.75	(10.50)	310.50	1,592.25	1,281.75	1,737.00
	INSURANCE:	155.25	144.75	(10.50)	310.50	1,592.25	1,281.75	1,737.00
ILITIES:								
110	Electricity	155.32	153.00	(2.32)	1,872.85	1,683.00	(189.85)	1,836.00
	UTILITIES:	155.32	153.00	(2.32)	1,872.85	1,683.00	(189.85)	1,836.00

Mt Woodley Manor HOA

Income/Expense Statement

Period: 02/01/14 to 02/28/14

Description		Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
PAIRS & MAINTENANCE:								
310	Fence Repair	.00	41.66	41.66	495.00	458.26	(36.74)	500.00
320	Grounds Maintenance	1,182.42	1,141.58	(40.84)	12,631.59	12,557.38	(74.21)	13,699.00
330	Emergency & Special Projects	.00	883.25	883.25	.00	9,715.75	9,715.75	10,599.00
340	Snow Plowing & Sanding	500.00	250.00	(250.00)	2,252.00	2,750.00	498.00	3,000.00
350	Walkways	.00	666.66	666.66	11,200.00	7,333.26	(3,866.74)	8,000.00
360	Tree Maintenance	.00	.00	.00	1,032.00	.00	(1,032.00)	.00
390	Miscellaneous Repairs	.00	.00	.00	44.91	.00	(44.91)	.00
REPAIRS & MAINTENANCE:		1,682.42	2,983.15	1,300.73	27,655.50	32,814.65	5,159.15	35,798.00
SERVES:								
RESERVES:		.00	.00	.00	.00	.00	.00	.00
TOTAL EXPENSES		2,946.92	3,667.47	720.55	37,512.80	40,342.17	2,829.37	44,010.00
CURRENT YEAR NET INCOME/(LOSS)		720.38	.02	720.36	6,349.21	.22	6,348.99	.00

**Mount Woodley Manor
Budget Statement**

	2013-14 Budget	2014-15 Budget
INCOME:		
Assessment Income	\$ 43,960.00	\$ 43,960.00
Late Fees	-	-
Legal Fees	-	-
ARC Violations	-	-
Disclosure Packages	-	-
Interest	50.00	50.00
	-----	-----
Subtotal Income	\$ 44,010.00	\$ 44,010.00

EXPENSES		
Administrative:		
Filing Fees	36.00	150.00
Postage and Delivery	358.00	100.00
Printing	238.00	300.00
Office Supplies	75.00	100.00
Storage Rental	1,332.00	200.00
Website Hosting	600.00	600.00
Accounting	1,000.00	2,000.00
Legal Fees	1,000.00	1,500.00
Reserve Study		2,000.00
Management Fees	-	6,600.00
	-----	-----
General & Administrative	4,639.00	13,550.00

Utilities/ Insurance		
Electricity	1,836.00	2,000.00
Insurance	1,737.00	1,800.00
	-----	-----
Utility	3,573.00	3,800.00

Repairs and Maintenance		
Fence Repair	500.00	
Grounds Maintenance	13,699.00	14,400.00
Special Projects	10,599.00	
Snow Plowing	3,000.00	3,000.00
Walkways	8,000.00	1,000.00
Tree Maintenance	-	1,000.00
Misc. Repairs	-	3,000.00
	-----	-----
Maintainance and Repairs	35,798.00	22,400.00

Reserves		
Reserve Expense	-	4,000.00
	-----	-----
Reserves	-	4,000.00

Total Expenses	\$ 44,010.00	\$ 43,750.00
-----------------------	---------------------	---------------------

Current Year Net Income	\$ -	\$ 260.00
--------------------------------	-------------	------------------