

Falls Creek Homeowners Association, Inc

Balance Sheet

Transaction 01/31/2024

**Operating**

**Assets**

10100	Alliance - Operating	273,493.68
10600	Reserve account -AAFS	1,089.76
		<u>274,583.44</u>

Other Assets

12000	Accounts Receivable	31,833.41
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Total Other Assets

31,833.41

*Total Assets*

306,416.85

**Liabilities & Equity**

20100	PrePaid Assessments	885.00
29000	Members Equity - retained Earnings	165,366.54
		<u>166,251.54</u>

Equity

	Net Income	140,165.31
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Total Equity

140,165.31

*Total Liabilities & Equity*

306,416.85

**Falls Creek Homeowners Association, Inc**  
**KR Budget Comparison Standard with Code**

Transaction 1/1/2024 To 1/31/2024 11:59:00 PM

	Current Month Operating			Year to Date Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
31000 HOA Dues	151,320.00	151,320.00	0.00	151,320.00	151,320.00	0.00	151,320.00
36500 Late Charges	0.00	66.67	(66.67)	0.00	66.67	(66.67)	800.00
37000 Interest Income	5.47	0.00	5.47	5.47	0.00	5.47	0.00
<b>TOTAL</b>	<b>151,325.47</b>	<b>151,386.67</b>	<b>(61.20)</b>	<b>151,325.47</b>	<b>151,386.67</b>	<b>(61.20)</b>	<b>152,120.00</b>
<b>TOTAL Income</b>	<b>151,325.47</b>	<b>151,386.67</b>	<b>(61.20)</b>	<b>151,325.47</b>	<b>151,386.67</b>	<b>(61.20)</b>	<b>152,120.00</b>
<b>Expense</b>							
<b>Landscaping</b>							
56700 Snow Removal	4,953.69	1,416.67	3,537.02	4,953.69	1,416.67	3,537.02	17,000.00
58000 Grounds Maintenance Exp	0.00	1,416.67	(1,416.67)	0.00	1,416.67	(1,416.67)	17,000.00
58100 Landscaping Improvement	0.00	50.00	(50.00)	0.00	50.00	(50.00)	600.00
58200 Irrigation Maintenance	0.00	83.33	(83.33)	0.00	83.33	(83.33)	1,000.00
<b>TOTAL Landscaping</b>	<b>4,953.69</b>	<b>2,966.67</b>	<b>1,987.02</b>	<b>4,953.69</b>	<b>2,966.67</b>	<b>1,987.02</b>	<b>35,600.00</b>
<b>P-Utilities</b>							
45500 Gas & Electric- Entrance	41.77	91.67	(49.90)	41.77	91.67	(49.90)	1,100.00
45501 Street Lights Electricity	1,051.70	1,041.67	10.03	1,051.70	1,041.67	10.03	12,500.00
47000 Water & Sewer Irrigation	0.00	50.00	(50.00)	0.00	50.00	(50.00)	600.00
47500 Trash Collection	4,172.96	6,508.75	(2,335.79)	4,172.96	6,508.75	(2,335.79)	78,105.00
<b>TOTAL P-Utilities</b>	<b>5,266.43</b>	<b>7,692.09</b>	<b>(2,425.66)</b>	<b>5,266.43</b>	<b>7,692.09</b>	<b>(2,425.66)</b>	<b>92,305.00</b>
<b>Repairs and Maintenance</b>							
58300 Repair & Maintenance	186.00	544.00	(358.00)	186.00	544.00	(358.00)	6,528.00
59300 Entry Light Repairs	100.00	83.33	16.67	100.00	83.33	16.67	1,000.00
59400 Signage Repair	225.00	12.50	212.50	225.00	12.50	212.50	150.00
<b>TOTAL Repairs and Maintenance</b>	<b>511.00</b>	<b>639.83</b>	<b>(128.83)</b>	<b>511.00</b>	<b>639.83</b>	<b>(128.83)</b>	<b>7,678.00</b>
<b>S-Administrative</b>							
60500 Bad Debt	0.00	16.67	(16.67)	0.00	16.67	(16.67)	200.00
63500 Insurance -Business	0.00	541.67	(541.67)	0.00	541.67	(541.67)	6,500.00
65500 Management Fees	420.00	441.00	(21.00)	420.00	441.00	(21.00)	5,292.00
66000 Social & Homeowners Relations	0.00	83.33	(83.33)	0.00	83.33	(83.33)	1,000.00
66500 Postage/Dplication Expense	9.04	125.00	(115.96)	9.04	125.00	(115.96)	1,500.00
67000 Professional/Legal Fee	0.00	33.33	(33.33)	0.00	33.33	(33.33)	400.00
67100 Legal- Collection Cost	0.00	33.33	(33.33)	0.00	33.33	(33.33)	400.00
68500 Taxes	0.00	0.00	0.00	0.00	0.00	0.00	420.00
68600 Licenses, Permits & Filling Fee	0.00	0.00	0.00	0.00	0.00	0.00	25.00
<b>TOTAL S-Administrative</b>	<b>429.04</b>	<b>1,274.33</b>	<b>(845.29)</b>	<b>429.04</b>	<b>1,274.33</b>	<b>(845.29)</b>	<b>15,737.00</b>
<b>V-Reserve</b>							
70000 Reserve Transfer	0.00	800.00	(800.00)	0.00	800.00	(800.00)	800.00
70001 Reserve off set	0.00	(800.00)	800.00	0.00	(800.00)	800.00	(800.00)
<b>TOTAL V-Reserve</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>TOTAL Expense</b>	<b>11,160.16</b>	<b>12,572.92</b>	<b>(1,412.76)</b>	<b>11,160.16</b>	<b>12,572.92</b>	<b>(1,412.76)</b>	<b>151,320.00</b>
<b>Excess Revenue / Expense</b>	<b>140,165.31</b>	<b>138,813.75</b>	<b>1,351.56</b>	<b>140,165.31</b>	<b>138,813.75</b>	<b>1,351.56</b>	<b>800.00</b>