

Oak Hills HOA

Balance Sheet For The Period Ended November 30, 2018

ASSETS

**CURRENT ASSETS**

1000	Cash in Bank - Checking	\$	232,746.52
1140	Accounts Receivable		124,758.04
1141	Premier/Heritage Bank		5,588.05
1142	Doubtful Accounts Receivable		(5,561.87)
1175	Deposits		1,000.00
1220	Petty Cash		100.00
1265	Prepaid Insurance		6,007.73
1280	Prepaid Oregon Income Tax		699.00

**TOTAL CURRENT ASSETS** \$ 365,337.47

**DESIGNATED CAPITAL AND UNDESIGNATED OPERATING FUNDS**

1790	General Operating	\$	110,330.15
1908	Replacement Reserve		227,799.04
1910	Special Assessment Reserve		(39,420.84)

**TOTAL FUNDS** \$ 298,708.35

**FIXED (LONG TERM) ASSETS**

1515	Recreation Center	\$	4,912,965.94
1516	Recreation Center Accum. Dep'		(63,265.83)

**TOTAL FIXED (LONG TERM) ASSETS** \$ 4,849,700.11

**TOTAL ASSETS** **\$5,513,745.93**

APPROVED N. L. V.

DEC 12 2018

## Oak Hills HOA

### Balance Sheet For The Period Ended November 30, 2018

#### LIABILITIES & EQUITY

##### CURRENT LIABILITIES

2100	Accounts Payable	\$	(956.35)
2101	Accrued Accounts Payable		3,779.50
2130	Accrued Payroll		185.41
2140	Unearned Revenue/Assessment		71,872.30
2235	Prebilled HOA Fees		256,250.00
<b>TOTAL CURRENT LIABILITIES</b>			<b>\$ 331,130.86</b>

##### LONG TERM LIABILITIES

2730	Note Payable	\$	2,597,478.04
<b>TOTAL LONG TERM LIABILITIES</b>			<b>\$ 2,597,478.04</b>

**TOTAL LIABILITIES** **\$ 2,928,608.90**

##### MEMBERS' EQUITY

3100	Designated Replacement Fund	\$	219,341.34
	Current Year Addition		8,457.70
<b>TOTAL RESERVES (DESIGNATED)</b>			<b>\$ 227,799.04</b>
3130	SA	\$	(2,675,702.08)
	Current Year Addition		38,803.20
<b>TOTAL SA</b>			<b>\$ (2,636,898.88)</b>
3145	Undesignated Operating Fund	\$	4,992,970.94
	Current Year Addition		1,265.93
<b>TOTAL OPERATING (UNDESIGNATED)</b>			<b>\$ 4,994,236.87</b>
<b>TOTAL MEMBERS' EQUITY</b>			<b>\$ 2,585,137.03</b>

**TOTAL LIABILITIES AND EQUITY** **\$ 5,513,745.93**

Oak Hills HOA

For the month ended November 30, 2018

Current Actual \$	Current Budget	Current Var \$	Acct #	Account Title	YTD Actual \$	YTD Budget \$	YTD Var \$	YTD VAR %	Annual Budget \$
<b>Oak Hills HOA- Operating</b>									
<b>Revenue</b>									
\$ 25625.00	\$ 25625.00	\$ .00	5000	Homeowner's Dues	\$ 51250.00	\$ 51250.00	\$ .00	.0 %	\$ 307500.00
4453.72	.00	4453.72	5077	Misc Premier Bank Income	2615.22	.00	2615.22	.0	.00
775.60	.00	775.60	5130	Rocket Ship	775.60	.00	775.60	.0	.00
.00	208.33	208.33-	5177	Dropbox Income	29.95	416.66	386.71-	92.8-	2500.00
440.00	416.67	23.33	5230	Bldg Rental	440.00	833.34	393.34-	47.2-	5000.00
.00	83.33	83.33-	5305	Keys & Fobs	.00	166.66	166.66-	100.0-	1000.00
2990.95	1250.00	1740.95	5370	RV Lot	4356.95	2500.00	1856.95	74.3	15000.00
25.00	104.17	79.17-	5380	Move in/Move Out	50.00	208.34	158.34-	76.0-	1250.00
.00	1666.67	1666.67-	5500	4th of July	.00	3333.34	3333.34-	100.0-	20000.00
.00	1833.33	1833.33-	5560	Field Rental	1920.00	3666.66	1746.66-	47.6-	22000.00
80.10	2083.33	2003.23-	5575	Pool Tags	487.20	4166.66	3679.46-	88.3-	25000.00
.00	375.00	375.00-	5590	Pool Rental	.00	750.00	750.00-	100.0-	4500.00
3065.00	300.00	2765.00	5605	Neighborhood Activities	3415.00	600.00	2815.00-	469.2	3600.00
.00	29.17	29.17-	5620	Community Garden	.00	58.34	58.34-	100.0-	350.00
.00	541.67	541.67-	5635	Swim Lessons	30.00	1083.34	1053.34-	97.2-	6500.00
.00	1875.00	1875.00-	5640	OH Swim Team	2411.20	3750.00	1338.80-	35.7-	22500.00
573.78	166.67	407.11	5650	Tennis/Pickleball	573.78	333.34	240.44	72.1	2000.00
43.50	33.33	10.17	5830	Interest	80.37	66.66	13.71	20.6	400.00
90.00-	500.00	590.00-	5845	Late Charges	317.50	1000.00	682.50-	68.3-	6000.00
.00	41.67	41.67-	5890	Miscellaneous Income	1225.00	83.34	1141.66	1369.9	500.00
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\$ 37982.65	\$ 37133.34	\$ 849.31			\$ 69977.77	\$ 74266.68	\$ 4288.91-	5.8- %	\$ 445600.00
<b>Expenses</b>									
<b>Utilities</b>									
\$ 192.85	\$ 858.33	\$ 665.48-	6045	Dumpster	\$ 903.20	\$ 1716.66	\$ 813.46-	47.4- %	\$ 10300.00
944.17	944.17	.00	6060	Electric	1838.69	1888.34	49.65-	2.6-	11330.00
309.00	309.00	.00	6090	Garbage	605.38	618.00	12.62-	2.0-	3708.00
1845.42	1845.42	.00	6105	Gas	3695.20	3690.84	4.36	.1	22145.00
.00	171.67	171.67-	6120	Fuel/Oil	.00	343.34	343.34-	100.0-	2060.00
1655.62	600.83	1054.79	6150	Sewer	1918.12	1201.66	716.46	59.6	7210.00
330.72	660.92	330.20-	6180	Telephone/Int/Alarm	966.64	1321.84	355.20-	26.9-	7931.00
.00	42.92	42.92-	6181	Tools/Equipment	.00	85.84	85.84-	100.0-	515.00
3955.41	1545.00	2410.41	6195	Water	3955.41	3090.00	865.41	28.0	18540.00
1444.53	1030.00	414.53	6225	Water-Irrigation	1444.53	2060.00	615.47-	29.9-	12360.00
<b>Facility</b>									
.00	429.17	429.17-	6375	Fac Repairs	.00	858.34	858.34-	100.0-	5150.00
1780.00	944.17	835.83	6584	Janitorial Labor	1780.00	1888.34	108.34-	5.7-	11330.00
330.17	274.67	55.50	6585	Janitorial Supplies	1220.17	549.34	670.83	122.1	3296.00
.00	772.50	772.50-	6690	Property Maintenance	3688.81	1545.00	2143.81	138.8	9270.00
.00	750.00	750.00-	6750	RV Lot	4432.50	1500.00	2932.50	195.5	9000.00
<b>General &amp; Administrative</b>									
.00	250.00	250.00-	7015	Architectural Review Board	.00	500.00	500.00-	100.0-	3000.00
194.39	600.83	406.44-	7105	Office Supplies - CMI	398.69	1201.66	802.97-	66.8-	7210.00
.00	107.29	107.29-	7120	Consultants	.00	214.58	214.58-	100.0-	1287.50
2212.89	515.00	1697.89	7180	OHHA Office	2340.97	1030.00	1310.97	127.3	6180.00
878.58	858.33	20.25	7225	Insurance	1948.41	1716.66	231.75	13.5	10300.00
350.00	515.00	165.00-	7255	General Legal Expense	490.00	1030.00	540.00-	52.4-	6180.00
.00	85.83	85.83-	7256	Compliance Legal	.00	171.66	171.66-	100.0-	1030.00
225.00	283.25	58.25-	7285	CMI Extra Management	1100.00	566.50	533.50	94.2	3399.00
2912.00	2609.33	302.67	7300	Management Fee	5218.00	5218.66	.66-	.0	31312.00
.00	128.75	128.75-	7315	Software	.00	257.50	257.50-	100.0-	1545.00
.00	25.75	25.75-	7330	Employee Testing	.00	51.50	51.50-	100.0-	309.00
286.00	515.00	229.00-	7375	Communications	915.00	1030.00	115.00-	11.2-	6180.00
.00	17.17	17.17-	7390	Compliance/Cmpli Postage	.00	34.34	34.34-	100.0-	206.00
5545.00-	171.67	5716.67-	7465	Taxes, Fees	15.00	343.34	328.34-	95.6-	2060.00
5560.00	309.00	5251.00	7466	Review Audit	5560.00	618.00	4942.00	799.7	3708.00
<b>Landscaping</b>									
.00	5500.00	5500.00-	7675	Landscape Contract	4995.00	11000.00	6005.00-	54.6-	66000.00
.00	30.04	30.04-	7735	Community Garden	.00	60.08	60.08-	100.0-	360.50
<b>Staffing</b>									
3520.00	4059.92	539.92-	7990	Maintenance Payroll	7040.00	8119.84	1079.84-	13.3-	48719.00
2242.91	1974.17	268.74	8035	Workers Comp., payroll taxes	4934.29	3948.34	985.95	25.0	23690.00
<b>Recreation</b>									
.00	1716.67	1716.67-	8215	4th of July	.00	3433.34	3433.34-	100.0-	20600.00

\$ 544.00	\$ 686.67	\$ 142.67-	8230	Rec Admin PR 110	\$ 1130.50	\$ 1373.34	\$ 242.84-	17.7-	%	\$ 8240.00	
371.25	557.92	186.67-	8260	PR 150	605.25	1115.84	510.59-	45.8-		6695.00	
376.70	4351.75	3975.05-	8320	PR 120	908.95	8703.50	7794.55-	89.6-		52221.00	
.00	429.17	429.17-	8395	Pool Repairs	1225.97	858.34	367.63	42.8		5150.00	
.00	125.00	125.00-	8440	Community Affairs Expense	.00	250.00	250.00-	100.0-		1500.00	
.00	1287.50	1287.50-	8455	Rec Programs	2331.94	2575.00	243.06-	9.4-		15450.00	
128.05	.00	128.05	8470	Rec Admin	128.05	.00	128.05	.0		.00	
.00	197.42	197.42-	8471	Social PR140	.00	394.84	394.84-	100.0-		2369.00	
.00	17.17	17.17-	8472	Tennis/Pickleball	229.00-	34.34	263.34-	766.9-		206.00	
1007.90	755.33	252.57	8515	Pool Chemicals	1206.17	1510.66	304.49-	20.2-		9064.00	
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\$ 28052.56	\$ 39859.70	\$ 11807.14-			\$ 68711.84	\$ 79719.40	\$ 11007.56-	13.8-	%	\$ 478316.00	
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<u>Current Period Net Activity:</u>					<u>YTD Net Activity:</u>						
\$ 9930.09	\$ 2726.36-	\$ 12656.45			\$ 1265.93	\$ 5452.72-	\$ 6718.65	8.0		\$ 32716.00-	

Oak Hills HOA

For the month ended November 30, 2018

Current Actual \$	Current Budget	Current Var \$	Acct #	Account Title	YTD Actual \$	YTD Budget \$	YTD Var \$	YTD VAR %	Annual Budget \$
<b>Oak Hills HOA- SA</b>									
<b>Revenue</b>									
\$ 44130.03	\$ .00	\$ 44130.03	5015	Serial Assessment	\$ 66160.42	\$ .00	\$ 66160.42	.0 %	\$ .00
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\$ 44130.03	\$ .00	\$ 44130.03			\$ 66160.42	\$ .00	\$ 66160.42	.0 %	\$ .00
<b>Expenses</b>									
Utilities									
Facility									
General & Administrative									
\$ 10116.47	\$ .00	\$ 10116.47	7240	Loan Interest	\$ 19957.22	\$ .00	\$ 19957.22	.0 %	\$ .00
7400.00	.00	7400.00	7360	Project Completion	7400.00	.00	7400.00	.0	.00
Landscaping									
Staffing									
Recreation									
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\$ 17516.47	\$ .00	\$ 17516.47			\$ 27357.22	\$ .00	\$ 27357.22	.0 %	\$ .00
Current Period Net Activity:					YTD Net Activity:				
\$ 26613.56	\$ .00	\$ 26613.56			\$ 38803.20	\$ .00	\$ 38803.20	.0	\$ .00

Oak Hills HOA

For the month ended November 30, 2018

Current Actual \$	Current Budget	Current Var \$	Acct #	Account Title	YTD Actual \$	YTD Budget \$	YTD Var \$	YTD VAR %	Annual Budget \$
<b>Oak Hills HOA- Reserves</b>									
<b>Revenue</b>									
\$ .00	\$ 4166.67	\$ 4166.67-	5000	Homeowner's Fees	\$ 50000.00	\$ 8333.34	\$ 41666.66	500.0 %	\$ 50000.00
78.89	.00	78.89	5830	Interest	148.60	.00	148.60	.0	.00
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\$ 78.89	\$ 4166.67	\$ 4087.78-			\$ 50148.60	\$ 8333.34	\$ 41815.26	501.8 %	\$ 50000.00
<b>Expenses</b>									
Utilities									
Facility									
\$ 16632.40	\$ .00	\$ 16632.40	6375	Common Elements	\$ 16632.40	\$ .00	\$ 16632.40	.0 %	\$ .00
.00	.00	.00	6795	Sidewalks	25058.50	.00	25058.50	.0	.00
General & Administrative									
Landscaping									
Staffing									
Recreation									
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\$ 16632.40	\$ .00	\$ 16632.40			\$ 41690.90	\$ .00	\$ 41690.90	.0 %	\$ .00
<u>Current Period Net Activity:</u>					<u>YTD Net Activity:</u>				
\$ 16553.51-	\$ 4166.67	\$ 20720.18-			\$ 8457.70	\$ 8333.34	\$ 124.36	501.8	\$ 50000.00