

Oak Hills HOA

Balance Sheet For The Period Ended April 30, 2019

ASSETS

**CURRENT ASSETS**

1000	Cash in Bank - Checking	\$	15,650.93
1140	Accounts Receivable		19,921.45
1142	Doubtful Accounts Receivable		(5,561.87)
1143	US Bank-Activities		13,846.68
1175	Deposits		1,000.00
1220	Petty Cash		100.00
1265	Prepaid Insurance		5,742.41
1280	Prepaid Oregon Income Tax		699.00

**TOTAL CURRENT ASSETS** \$ 51,398.60

**DESIGNATED CAPITAL AND UNDESIGNATED OPERATING FUNDS**

1790	General Operating	\$	311,540.41
1908	Replacement Reserve		193,551.05
1910	Special Assessment Reserve		(130,307.31)

**TOTAL FUNDS** \$ 374,784.15

**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** \$5,275,882.86

APPROVED N. L. V.

MAY 14 2019

Oak Hills HOA

Balance Sheet For The Period Ended April 30, 2019

LIABILITIES & EQUITY

**CURRENT LIABILITIES**

2100	Accounts Payable	\$	13,787.00
2101	Accrued Accounts Payable		(1,629.98)
2130	Accrued Payroll		143.91
2140	Unearned Revenue/Assessment		66,771.69
2235	Prebilled HOA Fees		128,125.00
<b>TOTAL CURRENT LIABILITIES</b>			<b>\$ 207,197.62</b>

**LONG TERM LIABILITIES**

2730	Note Payable	\$	2,412,845.56
<b>TOTAL LONG TERM LIABILITIES</b>			<b>\$ 2,412,845.56</b>

**TOTAL LIABILITIES** **\$ 2,620,043.18**

**MEMBERS' EQUITY**

3100	Designated Replacement Fund	\$	219,341.34
	Current Year Addition		(25,790.29)
<b>TOTAL RESERVES (DESIGNATED)</b>			<b>\$ 193,551.05</b>
3130	SA	\$	(2,675,702.08)
	Current Year Addition		132,549.21
<b>TOTAL SA</b>			<b>\$ (2,543,152.87)</b>
3145	Undesignated Operating Fund	\$	4,992,970.94
	Current Year Addition		12,470.56
<b>TOTAL OPERATING (UNDESIGNATED)</b>			<b>\$ 5,005,441.50</b>
<b>TOTAL MEMBERS' EQUITY</b>			<b><u>\$ 2,655,839.68</u></b>

**TOTAL LIABILITIES AND EQUITY** **\$ 5,275,882.86**

Oak Hills HOA

For the month ended April 30, 2019

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	\$ 179375.00	\$ 179375.00	\$ .00	.0 %	\$ 307500.00
703.33-	.00	703.33-	5077	Misc Heritage Bank Income	4741.51-	.00	4741.51-	.0	.00
.00	.00	.00	5130	Rocket Ship	975.60	.00	975.60	.0	.00
40.00	208.33	168.33-	5177	Dropbox Income	116.95	1458.31	1341.36-	92.0-	2500.00
360.00	416.67	56.67-	5230	Bldg Rental	4974.00	2916.69	2057.31	70.5	5000.00
250.00	83.33	166.67	5305	Keys & Fobs	500.00	583.31	83.31-	14.3-	1000.00
153.33	1250.00	1096.67-	5370	RV Lot	15866.13	8750.00	7116.13	81.3	15000.00
50.00	104.17	54.17-	5380	Move in/Move Out	325.00	729.19	404.19-	55.4-	1250.00
.00	1666.67	1666.67-	5500	4th of July	120.00	11666.69	11546.69-	99.0-	20000.00
.00	1833.33	1833.33-	5560	Field Rental	16614.40	12833.31	3781.09	29.5	22000.00
20.05	2083.33	2063.28-	5575	Pool Tags	838.95	14583.31	13744.36-	94.2-	25000.00
.00	375.00	375.00-	5590	Pool Rental	2101.00	2625.00	524.00-	20.0-	4500.00
292.50	300.00	7.50-	5605	Neighborhood Activities	5002.23	2100.00	2902.23	138.2	3600.00
330.00	29.17	300.83	5620	Community Garden	330.00	204.19	125.81	61.6	350.00
.00	541.67	541.67-	5635	Swim Lessons	30.00	3791.69	3761.69-	99.2-	6500.00
360.00	1875.00	1515.00-	5640	OH Swim Team	3513.20	13125.00	9611.80-	73.2-	22500.00
30.00	166.67	136.67-	5650	Tennis/Pickleball	1030.00	1166.69	136.69-	11.7-	2000.00
35.61	33.33	2.28	5830	Interest	403.46	233.31	170.15	72.9	400.00
415.48	500.00	84.52-	5845	Late Charges	3660.48	3500.00	160.48	4.6	6000.00
8951.60	41.67	8909.93	5890	Miscellaneous Income	10514.55	291.69	10222.86	3504.7	500.00
<hr/>					<hr/>				
\$ 36210.24	\$ 37133.34	\$ 923.10-			\$ 241549.44	\$ 259933.38	\$ 18383.94-	7.1- %	\$ 445600.00
<b>Expenses</b>									
<b>Utilities</b>									
\$ 532.51-	\$ 858.33	\$ 1390.84-	6045	Dumpster	\$ 2080.87	\$ 6008.31	\$ 3927.44-	65.4- %	\$ 10300.00
617.24	944.17	326.93-	6060	Electric	5405.12	6609.19	1204.07-	18.2-	11330.00
126.68	.00	126.68	6061	Electric-Entry Maintenance	2495.18	.00	2495.18	.0	.00
271.14	309.00	37.86-	6090	Garbage	2087.28	2163.00	75.72-	3.5-	3708.00
1427.48	1845.42	417.94-	6105	Gas	7965.85	12917.94	4952.09-	38.3-	22145.00
26.64	.00	26.64	6106	Gas - Maintenance	718.24	.00	718.24	.0	.00
.00	171.67	171.67-	6120	Fuel/Oil	.00	1201.69	1201.69-	100.0-	2060.00
262.50	600.83	338.33-	6150	Sewer	6366.86	4205.81	2161.05	51.4	7210.00
363.25	660.92	297.67-	6180	Telephone/Int/Alarm	3316.25	4626.44	1310.19-	28.3-	7931.00
.00	42.92	42.92-	6181	Tools/Equipment	.00	300.44	300.44-	100.0-	515.00
.00	1545.00	1545.00-	6195	Water	5456.88	10815.00	5358.12-	49.5-	18540.00
.00	1030.00	1030.00-	6225	Water-Irrigation	1615.65	7210.00	5594.35-	77.6-	12360.00
<b>Facility</b>									
.00	429.17	429.17-	6375	Fac Repairs	4.97	3004.19	2999.22-	99.8-	5150.00
494.00	944.17	450.17-	6584	Janitorial Labor	5834.00	6609.19	775.19-	11.7-	11330.00
.00	274.67	274.67-	6585	Janitorial Supplies	1241.14	1922.69	681.55-	35.4-	3296.00
64.50	772.50	708.00-	6690	Property Maintenance	7778.09	5407.50	2370.59	43.8	9270.00
764.98	750.00	14.98	6750	RV Lot	14431.37	5250.00	9181.37	174.9	9000.00
<b>General &amp; Administrative</b>									
.00	250.00	250.00-	7015	Architectural Review Board	58.01	1750.00	1691.99-	96.7-	3000.00
2266.25	600.83	1665.42	7105	Office Supplies - CMI	4833.51	4205.81	627.70	14.9	7210.00
.00	107.29	107.29-	7120	Consultants	.00	751.03	751.03-	100.0-	1287.50
1298.04	515.00	783.04	7180	OHHA Office	2431.52	3605.00	1173.48-	32.6-	6180.00
816.83	858.33	41.50-	7225	Insurance	6032.56	6008.31	24.25	.4	10300.00
.00	515.00	515.00-	7255	General Legal Expense	4697.10	3605.00	1092.10	30.3	6180.00
.00	85.83	85.83-	7256	Compliance Legal	.00	600.81	600.81-	100.0-	1030.00
250.50	283.25	32.75-	7285	CMI Extra Management	3009.75	1982.75	1027.00	51.8	3399.00
2375.00	2609.33	234.33-	7300	Management Fee	16625.00	18265.31	1640.31-	9.0-	31312.00
74.93	128.75	53.82-	7315	Software	2202.22	901.25	1300.97	144.4	1545.00
.00	25.75	25.75-	7330	Employee Testing	39.00	180.25	141.25-	78.4-	309.00
346.75	515.00	168.25-	7375	Communications	3028.79	3605.00	576.21-	16.0-	6180.00
.00	17.17	17.17-	7390	Compliance/Cmpli Postage	.00	120.19	120.19-	100.0-	206.00
2920.00-	171.67	3091.67-	7465	Taxes, Fees	6742.62	1201.69	5540.93	461.1	2060.00
2950.00	309.00	2641.00	7466	Review Audit	8510.00	2163.00	6347.00	293.4	3708.00
<b>Landscaping</b>									
4995.00	5500.00	505.00-	7675	Landscape Contract	40620.00	38500.00	2120.00	5.5	66000.00
.00	30.04	30.04-	7735	Community Garden	.00	210.28	210.28-	100.0-	360.50
<b>Staffing</b>									
3311.00	4059.92	748.92-	7990	Maintenance Payroll	26796.00	28419.44	1623.44-	5.7-	48719.00
1479.06	1974.17	495.11-	8035	Workers Comp., payroll taxes	14361.44	13819.19	542.25	3.9	23690.00

\$ 32.00	\$ .00	\$ 32.00	8065	Seasonal Maint. Labor	\$ 80.00	\$ .00	\$ 80.00	.0	%	\$ .00
Recreation										
.00	1716.67	1716.67-	8215	4th of July	3750.00	12016.69	8266.69-	68.8-		20600.00
1746.00	686.67	1059.33	8230	Rec Admin PR 110	6759.50	4806.69	1952.81	40.6		8240.00
.00	557.92	557.92-	8260	PR 150	815.00	3905.44	3090.44-	79.1-		6695.00
173.81	4351.75	4177.94-	8320	PR 120	2372.56	30462.25	28089.69-	92.2-		52221.00
.00	429.17	429.17-	8395	Pool Repairs	1225.97	3004.19	1778.22-	59.2-		5150.00
.00	125.00	125.00-	8440	Community Affairs Expense	.00	875.00	875.00-	100.0-		1500.00
1072.98	1287.50	214.52-	8455	Rec Programs	5054.57	9012.50	3957.93-	43.9-		15450.00
42.64	.00	42.64	8470	Rec Admin	42.64	.00	42.64	.0		.00
.00	197.42	197.42-	8471	Social PR140	.00	1381.94	1381.94-	100.0-		2369.00
300.00	17.17	282.83	8472	Rec PR130	71.00	120.19	49.19-	40.9-		206.00
776.40	755.33	21.07	8515	Pool Chemicals	2122.37	5287.31	3164.94-	59.9-		9064.00
-----										
\$ 25273.09	\$ 39859.70	\$ 14586.61-			\$ 229078.88	\$ 279017.90	\$ 49939.02-	17.9-	%	\$ 478316.00
-----										
Current Period Net Activity:					YTD Net Activity:					
\$ 10937.15	\$ 2726.36-	\$ 13663.51			\$ 12470.56	\$ 19084.52-	\$ 31555.08	10.8		\$ 32716.00-

Oak Hills HOA

For the month ended April 30, 2019

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>									
\$ 27100.49	\$ .00	\$ 27100.49	5015	Serial Assessment	\$ 208423.79	\$ .00	\$ 208423.79	.0 %	\$ .00
-----					-----				
\$ 27100.49	\$ .00	\$ 27100.49			\$ 208423.79	\$ .00	\$ 208423.79	.0 %	\$ .00
<b>Expenses</b>									
Utilities									
Facility									
General & Administrative									
\$ 9853.29	\$ .00	\$ 9853.29	7240	Loan Interest	\$ 68474.58	\$ .00	\$ 68474.58	.0 %	\$ .00
.00	.00	.00	7360	Project Completion	7400.00	.00	7400.00	.0	.00
Landscaping									
Staffing									
Recreation									
-----					-----				
\$ 9853.29	\$ .00	\$ 9853.29			\$ 75874.58	\$ .00	\$ 75874.58	.0 %	\$ .00
<u>Current Period Net Activity:</u>					<u>YTD Net Activity:</u>				
\$ 17247.20	\$ .00	\$ 17247.20			\$ 132549.21	\$ .00	\$ 132549.21	.0	\$ .00

Oak Hills HOA

For the month ended April 30, 2019

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	\$ .00	\$ .00	5000	Homeowner's Fees	\$ 50000.00	\$ 50000.00	\$ .00	.0 %	\$ 50000.00
355.18	.00	355.18	5830	Interest	1024.85	.00	1024.85	.0	.00
.00	.00	.00	5890	Miscellaneous	32190.00	.00	32190.00	.0	.00
-----					-----				
\$ 355.18	\$ .00	\$ 355.18			\$ 83214.85	\$ 50000.00	\$ 33214.85	66.4 %	\$ 50000.00
<b>Expenses</b>									
Utilities									
Facility									
\$ .00	\$ .00	\$ .00	6375	Common Elements	\$ 27452.89	\$ .00	\$ 27452.89	.0 %	.00
.00	.00	.00	6795	Sidewalks	25058.50	.00	25058.50	.0	.00
General & Administrative									
Landscaping									
56493.75	.00	56493.75	7676	Landscape - Equipment	56493.75	.00	56493.75	.0	.00
Staffing									
Recreation									
-----					-----				
\$ 56493.75	\$ .00	\$ 56493.75			\$ 109005.14	\$ .00	\$ 109005.14	.0 %	.00
<u>Current Period Net Activity:</u>					<u>YTD Net Activity:</u>				
\$ 56138.57-	\$ .00	\$ 56138.57-			\$ 25790.29-	\$ 50000.00	\$ 75790.29-	66.4	\$ 50000.00