

# Kendall Yards HOA

Run Date: 04/25/2023

Run Time: 02:50 PM

## BALANCE SHEET

As of: 03/31/2023

### Assets

<b>Account #</b>	<b>Account Name</b>	<b>Total</b>
01002-000	GESA - Savings	\$100.00
01004-000	GESA - Money Market	\$151,693.35
01011-000	Alliance Bank - Operating	\$145,414.99
01013-000	Alliance Bank - Reserves/WC	\$30,817.49
	TOTAL ASSETS	<u>\$328,025.83</u>

### Liabilities

<b>Account #</b>	<b>Account Name</b>	<b>Total</b>
	TOTAL LIABILITIES	<u>\$0.00</u>

### Equity

<b>Account #</b>	<b>Account Name</b>	<b>Total</b>
03900-000	Retained Earnings	\$252,782.03
	Current Year Net Income/(Loss)	\$75,243.80
	TOTAL EQUITY	<u>\$328,025.83</u>
	TOTAL LIABILITIES AND EQUITY	<u>\$328,025.83</u>

# Kendall Yards HOA

Run Date: 04/25/2023

Run Time: 02:50 PM

## INCOME STATEMENT

Start: 03/01/2023 | End: 03/31/2023

### Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
05000-900 Capital Reserve Funding	0.00	0.00	0.00	0.00	0.00	0.00	17,710.00
05010-000 Dues	30,511.06	31,367.56	(856.50)	93,425.09	93,163.93	261.16	367,253.89
05010-100 Dues - Townhomes	23,915.99	21,582.00	2,333.99	85,299.24	88,246.40	(2,947.16)	287,760.00
05011-000 Dues - Apartments	242.00	242.00	0.00	726.00	726.00	0.00	19,021.20
05014-000 Transfer Fee	(500.00)	0.00	(500.00)	(50.00)	0.00	(50.00)	0.00
05020-000 Late Charges	50.00	0.00	50.00	75.00	0.00	75.00	0.00
05021-000 Late Interest	9.60	0.00	9.60	9.60	0.00	9.60	0.00
05050-000 Interest Income	3.36	0.00	3.36	8.29	0.00	8.29	0.00
05050-900 Interest Income - Capital Reserves	55.53	0.00	55.53	161.21	0.00	161.21	400.00
05100-000 Misc. Income	100.00	400.00	(300.00)	100.00	400.00	(300.00)	1,250.00
<b>Total</b>	<b>54,387.54</b>	<b>53,591.56</b>	<b>795.98</b>	<b>179,754.43</b>	<b>182,536.33</b>	<b>(2,781.90)</b>	<b>693,395.09</b>

### Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06120-000 Community Events	0.00	0.00	0.00	0.00	0.00	0.00	5,500.00
06135-000 Board & Annual Meetings	0.00	0.00	0.00	0.00	0.00	0.00	335.00
06305-000 Accounting	0.00	0.00	0.00	270.00	195.00	(75.00)	2,395.00
06308-000 Lien Filing Fees	50.00	0.00	(50.00)	100.00	0.00	(100.00)	0.00
06310-000 Insurance Expense	0.00	0.00	0.00	0.00	0.00	0.00	4,739.28
06320-000 Staffing (Admin & Maint)	303.41	440.20	136.79	917.41	1,320.59	403.18	5,282.35
06325-000 Community Center Expenses	172.92	215.00	42.08	753.18	645.00	(108.18)	2,580.00
06335-000 Fitness Center Lease	1,487.75	1,488.00	0.25	4,463.25	4,464.00	0.75	17,856.00
06336-000 Fitness Center - Op Costs	1,525.89	1,890.00	364.11	1,543.94	1,890.00	346.06	7,560.00
06345-000 Office Rent Expense	800.98	800.98	0.00	2,402.94	2,371.54	(31.40)	9,580.36
06410-000 Refuse Removal	25.32	60.00	34.68	92.46	80.00	(12.46)	395.00
06410-100 Refuse Removal - TH	4,295.57	4,389.72	94.15	12,958.25	13,169.16	210.91	52,676.57
06415-000 Electricity & Gas	170.97	180.00	9.03	509.75	540.00	30.25	2,160.00
06415-100 Electricity & Gas - TH	117.51	120.00	2.49	352.73	360.00	7.27	1,440.00
06420-000 Water	0.00	0.00	0.00	0.00	0.00	0.00	20,750.00
06420-100 Water - TH	2,169.73	2,648.74	479.01	6,927.54	8,016.36	1,088.82	52,160.33
06425-100 Sewer - TH	14,365.46	14,366.24	0.78	42,920.40	43,098.72	178.32	172,394.87
06435-100 Stormwater - TH	812.17	814.92	2.75	2,425.10	2,444.76	19.66	9,779.00
06615-000 Snow Removal	4,161.70	2,000.00	(2,161.70)	13,142.94	11,000.00	(2,142.94)	13,500.00
06620-000 Reserve Account	0.00	0.00	0.00	0.00	0.00	0.00	17,710.00
06621-900 Capital Expenses	0.00	0.00	0.00	1,600.00	0.00	(1,600.00)	0.00
06626-000 Postage	13.75	150.00	136.25	620.93	1,000.00	379.07	2,330.00
06630-000 Repairs and Maint	692.26	1,425.00	732.74	1,975.19	4,275.00	2,299.81	18,100.00

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06635-000 Special Projects	0.00	0.00	0.00	0.00	0.00	0.00	5,277.87
06810-000 Commons Mowing	384.93	0.00	(384.93)	384.93	0.00	(384.93)	101,831.07
06820-000 Commons Fertilizing	0.00	0.00	0.00	0.00	0.00	0.00	13,607.48
06830-000 Commons Turf Spraying	0.00	0.00	0.00	0.00	0.00	0.00	14,661.25
06843-000 Tree Program	0.00	0.00	0.00	0.00	0.00	0.00	13,299.19
06850-000 Flowers	1,388.48	0.00	(1,388.48)	1,388.48	0.00	(1,388.48)	4,088.75
06860-000 Sprinkler Turn On/Off	0.00	0.00	0.00	0.00	0.00	0.00	2,007.51
06860-100 Sprinkler Turn On/Off - TH	0.00	0.00	0.00	0.00	0.00	0.00	2,007.51
06880-000 Landscape Labor	0.00	0.00	0.00	0.00	0.00	0.00	10,684.25
06880-100 Landscape Labor - TH	0.00	0.00	0.00	0.00	0.00	0.00	9,984.25
06890-000 Misc. Landscape	23.85	0.00	(23.85)	258.21	0.00	(258.21)	64,828.30
06900-000 Web Fees	0.00	0.00	0.00	0.00	0.00	0.00	180.00
07505-000 Management Fee	2,805.00	2,783.00	(22.00)	8,415.00	8,349.00	(66.00)	33,396.00
07508-000 Property Taxes	0.00	0.00	0.00	0.00	0.00	0.00	100.00
07515-000 Income Tax	0.00	0.00	0.00	88.00	225.00	137.00	225.00
<b>Total</b>	<b>35,767.65</b>	<b>33,771.80</b>	<b>(1,995.85)</b>	<b>104,510.63</b>	<b>103,444.13</b>	<b>(1,066.50)</b>	<b>695,402.18</b>
<b>Net Income</b>	<b>18,619.89</b>	<b>19,819.76</b>	<b>(1,199.87)</b>	<b>75,243.80</b>	<b>79,092.20</b>	<b>(3,848.40)</b>	<b>(2,007.09)</b>

# Kendall Yards HOA

## INCOME STATEMENT

Run Date: 04/25/2023  
Run Time: 02:50 PM

Main

Start: 03/01/2023 | End: 03/31/2023

### Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
05010-000 Dues	30,511.06	31,367.56	(856.50)	93,425.09	93,163.93	261.16	367,253.89
05011-000 Dues - Apartments	242.00	242.00	0.00	726.00	726.00	0.00	19,021.20
05014-000 Transfer Fee	(500.00)	0.00	(500.00)	(50.00)	0.00	(50.00)	0.00
05020-000 Late Charges	50.00	0.00	50.00	75.00	0.00	75.00	0.00
05021-000 Late Interest	9.60	0.00	9.60	9.60	0.00	9.60	0.00
05050-000 Interest Income	3.36	0.00	3.36	8.29	0.00	8.29	0.00
05100-000 Misc. Income	100.00	400.00	(300.00)	100.00	400.00	(300.00)	1,250.00
<b>Total</b>	<b>30,416.02</b>	<b>32,009.56</b>	<b>(1,593.54)</b>	<b>94,293.98</b>	<b>94,289.93</b>	<b>4.05</b>	<b>387,525.09</b>

### Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06120-000 Community Events	0.00	0.00	0.00	0.00	0.00	0.00	5,500.00
06135-000 Board & Annual Meetings	0.00	0.00	0.00	0.00	0.00	0.00	335.00
06305-000 Accounting	0.00	0.00	0.00	270.00	195.00	(75.00)	2,395.00
06308-000 Lien Filing Fees	50.00	0.00	(50.00)	100.00	0.00	(100.00)	0.00
06310-000 Insurance Expense	0.00	0.00	0.00	0.00	0.00	0.00	4,739.28
06320-000 Staffing (Admin & Maint)	303.41	440.20	136.79	917.41	1,320.59	403.18	5,282.35
06325-000 Community Center Expenses	172.92	215.00	42.08	753.18	645.00	(108.18)	2,580.00
06335-000 Fitness Center Lease	1,487.75	1,488.00	0.25	4,463.25	4,464.00	0.75	17,856.00
06336-000 Fitness Center - Op Costs	1,525.89	1,890.00	364.11	1,543.94	1,890.00	346.06	7,560.00
06345-000 Office Rent Expense	800.98	800.98	0.00	2,402.94	2,371.54	(31.40)	9,580.36
06410-000 Refuse Removal	25.32	60.00	34.68	92.46	80.00	(12.46)	395.00
06415-000 Electricity & Gas	170.97	180.00	9.03	509.75	540.00	30.25	2,160.00
06420-000 Water	0.00	0.00	0.00	0.00	0.00	0.00	20,750.00
06615-000 Snow Removal	4,161.70	2,000.00	(2,161.70)	13,142.94	11,000.00	(2,142.94)	13,500.00
06620-000 Reserve Account Funding	0.00	0.00	0.00	0.00	0.00	0.00	17,710.00
06626-000 Postage	13.75	150.00	136.25	620.93	1,000.00	379.07	2,330.00
06630-000 Repairs and Maint	692.26	1,425.00	732.74	1,975.19	4,275.00	2,299.81	18,100.00
06635-000 Special Projects	0.00	0.00	0.00	0.00	0.00	0.00	5,277.87
06810-000 Commons Mowing	384.93	0.00	(384.93)	384.93	0.00	(384.93)	101,831.07
06820-000 Commons Fertilizing	0.00	0.00	0.00	0.00	0.00	0.00	13,607.48
06830-000 Commons Turf Spraying	0.00	0.00	0.00	0.00	0.00	0.00	14,661.25
06843-000 Tree Program	0.00	0.00	0.00	0.00	0.00	0.00	13,299.19
06850-000 Flowers	1,388.48	0.00	(1,388.48)	1,388.48	0.00	(1,388.48)	4,088.75
06860-000 Sprinkler Turn On/Off	0.00	0.00	0.00	0.00	0.00	0.00	2,007.51
06880-000 Landscape Labor	0.00	0.00	0.00	0.00	0.00	0.00	10,684.25

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06890-000 Misc. Landscape	23.85	0.00	(23.85)	258.21	0.00	(258.21)	64,828.30
06900-000 Web Fees	0.00	0.00	0.00	0.00	0.00	0.00	180.00
07505-000 Management Fee	2,805.00	2,783.00	(22.00)	8,415.00	8,349.00	(66.00)	33,396.00
07508-000 Property Taxes	0.00	0.00	0.00	0.00	0.00	0.00	100.00
07515-000 Income Tax	0.00	0.00	0.00	88.00	225.00	137.00	225.00
<b>Total</b>	<b>14,007.21</b>	<b>11,432.18</b>	<b>(2,575.03)</b>	<b>37,326.61</b>	<b>36,355.13</b>	<b>(971.48)</b>	<b>394,959.65</b>
<b>Net Income</b>	<b>16,408.81</b>	<b>20,577.38</b>	<b>(4,168.57)</b>	<b>56,967.37</b>	<b>57,934.80</b>	<b>(967.43)</b>	<b>(7,434.57)</b>

# Kendall Yards HOA

Run Date: 04/25/2023

Run Time: 02:50 PM

## INCOME STATEMENT

Townhomes

Start: 03/01/2023 | End: 03/31/2023

### Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
05010-100 Dues - Townhomes	23,915.99	21,582.00	2,333.99	85,299.24	88,246.40	(2,947.16)	287,760.00
<b>Total</b>	<b>23,915.99</b>	<b>21,582.00</b>	<b>2,333.99</b>	<b>85,299.24</b>	<b>88,246.40</b>	<b>(2,947.16)</b>	<b>287,760.00</b>

### Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06410-100 Refuse Removal - TH	4,295.57	4,389.72	94.15	12,958.25	13,169.16	210.91	52,676.57
06415-100 Electricity & Gas - TH	117.51	120.00	2.49	352.73	360.00	7.27	1,440.00
06420-100 Water - TH	2,169.73	2,648.74	479.01	6,927.54	8,016.36	1,088.82	52,160.33
06425-100 Sewer - TH	14,365.46	14,366.24	0.78	42,920.40	43,098.72	178.32	172,394.87
06435-100 Stormwater - TH	812.17	814.92	2.75	2,425.10	2,444.76	19.66	9,779.00
06860-100 Sprinkler Turn On/Off - TH	0.00	0.00	0.00	0.00	0.00	0.00	2,007.51
06880-100 Landscape Labor - TH	0.00	0.00	0.00	0.00	0.00	0.00	9,984.25
<b>Total</b>	<b>21,760.44</b>	<b>22,339.62</b>	<b>579.18</b>	<b>65,584.02</b>	<b>67,089.00</b>	<b>1,504.98</b>	<b>300,442.53</b>
<b>Net Income</b>	<b>2,155.55</b>	<b>(757.62)</b>	<b>2,913.17</b>	<b>19,715.22</b>	<b>21,157.40</b>	<b>(1,442.18)</b>	<b>(12,682.53)</b>

# Kendall Yards HOA

Run Date: 04/25/2023  
Run Time: 02:50 PM

## INCOME STATEMENT

Capital Reserves

Start: 03/01/2023 | End: 03/31/2023

### Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
05000-900 Capital Reserve Funding	0.00	0.00	0.00	0.00	0.00	0.00	17,710.00
05050-900 Interest Income - Capital Reserves	55.53	0.00	55.53	161.21	0.00	161.21	400.00
<b>Total</b>	<b>55.53</b>	<b>0.00</b>	<b>55.53</b>	<b>161.21</b>	<b>0.00</b>	<b>161.21</b>	<b>18,110.00</b>

### Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06621-900 Capital Expenses	0.00	0.00	0.00	1,600.00	0.00	(1,600.00)	0.00
<b>Total</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,600.00</b>	<b>0.00</b>	<b>(1,600.00)</b>	<b>0.00</b>
<b>Net Income</b>	<b>55.53</b>	<b>0.00</b>	<b>55.53</b>	<b>(1,438.79)</b>	<b>0.00</b>	<b>(1,438.79)</b>	<b>18,110.00</b>