

Kendall Yards HOA

Run Date: 08/13/2021

Run Time: 10:55 AM

BALANCE SHEET

As of: 07/31/2021

Assets

Account #	Account Name	Total
01001-000	Banner - Operating Account	\$109,619.76
01002-000	GESA - Savings	\$100.00
01003-000	Banner - Working Capital	\$12,457.05
01004-000	GESA - Money Market	\$150,922.44
	TOTAL ASSETS	<u>\$273,099.25</u>

Liabilities

Account #	Account Name	Total
	TOTAL LIABILITIES	\$0.00

Equity

Account #	Account Name	Total
03900-000	Retained Earnings	\$213,558.23
	Current Year Net Income/(Loss)	\$59,541.02
	TOTAL EQUITY	<u>\$273,099.25</u>
	TOTAL LIABILITIES AND EQUITY	<u>\$273,099.25</u>

Kendall Yards HOA

Run Date: 08/13/2021

Run Time: 11:00 AM

INCOME STATEMENT

Start: 07/01/2021 | End: 07/31/2021

Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
05010-000 Dues	26,009.16	25,100.00	909.16	177,691.51	175,700.00	1,991.51	301,200.00
05010-100 Dues - Townhomes	31,115.18	21,800.00	9,315.18	164,029.22	152,600.00	11,429.22	261,600.00
05011-000 Dues - Apartments	1,290.00	1,290.00	0.00	8,895.00	8,940.00	(45.00)	15,390.00
05014-000 Transfer Fee	(200.00)	0.00	(200.00)	100.00	0.00	100.00	0.00
05045-000 Initiation Fees	0.00	0.00	0.00	(50.00)	0.00	(50.00)	0.00
05045-900 Initiation Fees - Capital Reserves	0.00	0.00	0.00	50.00	0.00	50.00	0.00
05050-900 Interest Income - Capital Reserves	96.04	70.83	25.21	530.10	495.81	34.29	850.00
05100-000 Misc. Income	0.00	0.00	0.00	1,290.00	0.00	1,290.00	0.00
Total	58,310.38	48,260.83	10,049.55	352,535.83	337,735.81	14,800.02	579,040.00

Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06120-000 Community Events	0.00	600.00	600.00	0.00	2,300.00	2,300.00	10,700.00
06135-000 Board & Annual Meetings	0.00	0.00	0.00	81.06	275.00	193.94	285.00
06305-000 Accounting	0.00	0.00	0.00	195.00	170.00	(25.00)	170.00
06306-000 Legal	0.00	0.00	0.00	0.00	125.00	125.00	250.00
06310-000 Insurance Expense	0.00	0.00	0.00	0.00	0.00	0.00	3,700.00
06320-000 Staffing (Admin & Maint)	205.12	366.83	161.71	205.12	2,567.81	2,362.69	4,401.96
06325-000 Community Center Expenses	120.46	345.00	224.54	1,012.33	2,415.00	1,402.67	4,140.00
06330-000 Bank Charges	83.82	20.00	(63.82)	302.60	140.00	(162.60)	420.00
06335-000 Fitness Center Lease	595.50	1,255.50	660.00	7,468.50	8,788.50	1,320.00	15,066.00
06336-000 Fitness Center - Op Costs	550.50	830.50	280.00	6,353.19	6,396.50	43.31	11,207.00
06345-000 Office Rent Expense	785.28	785.28	0.00	5,419.96	5,420.56	0.60	9,346.96
06410-100 Refuse Removal - TH	4,090.88	4,076.00	(14.88)	28,747.23	28,532.00	(215.23)	48,912.00
06415-000 Electricity & Gas	158.95	180.00	21.05	1,047.89	1,260.00	212.11	2,160.00
06415-100 Electricity & Gas - TH	112.32	115.00	2.68	857.00	805.00	(52.00)	1,380.00
06420-000 Water	4,573.76	2,050.00	(2,523.76)	8,314.92	4,150.00	(4,164.92)	17,150.00
06420-100 Water - TH	6,280.32	4,400.00	(1,880.32)	23,494.66	21,400.00	(2,094.66)	46,500.00
06425-100 Sewer - TH	13,505.23	13,506.23	1.00	94,330.62	94,543.61	212.99	162,074.76
06435-100 Stormwater - TH	766.64	766.95	0.31	5,354.75	5,368.65	13.90	9,203.40
06440-000 Street Maint	0.00	0.00	0.00	0.00	600.00	600.00	600.00
06615-000 Snow Removal	0.00	0.00	0.00	6,513.86	12,000.00	5,486.14	13,000.00
06620-000 Reserve Account	0.00	0.00	0.00	0.00	0.00	0.00	18,060.00
Funding							
06625-000 Supplies	0.00	50.00	50.00	0.00	50.00	50.00	50.00
06626-000 Postage	11.25	20.00	8.75	2,274.95	1,330.00	(944.95)	2,170.00
06630-000 Repairs and Maint	1,435.27	1,715.34	280.07	13,448.64	10,757.38	(2,691.26)	18,584.08
06632-000 Dog Repairs	0.00	0.00	0.00	675.41	350.00	(325.41)	700.00
06635-000 Special Projects	3,125.09	250.00	(2,875.09)	4,242.42	1,500.00	(2,742.42)	5,000.00
06810-000 Commons Mowing	12,349.25	9,900.00	(2,449.25)	27,168.35	27,225.00	56.65	71,235.00

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06820-000 Commons Fertilizing	2,682.21	2,504.00	(178.21)	5,184.73	5,508.00	323.27	11,016.00
06830-000 Commons Turf Spraying	5,705.00	496.00	(5,209.00)	5,890.13	1,845.00	(4,045.13)	11,276.00
06843-000 Tree Program	103.46	0.00	(103.46)	6,156.13	6,227.00	70.87	8,227.00
06850-000 Flowers	104.54	0.00	(104.54)	2,037.52	2,000.00	(37.52)	2,400.00
06860-000 Sprinkler Turn On/Off	0.00	0.00	0.00	627.27	628.00	0.73	1,666.00
06860-100 Sprinkler Turn On/Off - TH	0.00	0.00	0.00	627.26	640.00	12.74	1,680.00
06880-000 Landscape Labor	735.31	750.00	14.69	2,860.67	1,850.00	(1,010.67)	5,300.00
06880-100 Landscape Labor - TH	1,075.57	1,050.00	(25.57)	3,119.32	3,000.00	(119.32)	5,350.00
06890-000 Misc. Landscape	5,522.34	1,189.00	(4,333.34)	10,958.64	6,356.00	(4,602.64)	34,075.00
06900-000 Web Fees	0.00	0.00	0.00	0.00	198.00	198.00	198.00
07505-000 Management Fee	2,550.00	2,540.00	(10.00)	17,840.00	17,780.00	(60.00)	30,480.00
07508-000 Property Taxes	0.00	0.00	0.00	94.68	110.00	15.32	110.00
07515-000 Income Tax	0.00	0.00	0.00	90.00	0.00	(90.00)	0.00
Total	67,228.07	49,761.63	(17,466.44)	292,994.81	284,612.01	(8,382.80)	588,244.16
Net Income	(8,917.69)	(1,500.80)	(7,416.89)	59,541.02	53,123.80	6,417.22	(9,204.16)

Kendall Yards HOA

INCOME STATEMENT

Main

Start: 07/01/2021 | End: 07/31/2021

Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
05010-000 Dues	26,009.16	25,100.00	909.16	177,691.51	175,700.00	1,991.51	301,200.00
05011-000 Dues - Apartments	1,290.00	1,290.00	0.00	8,895.00	8,940.00	(45.00)	15,390.00
05014-000 Transfer Fee	(200.00)	0.00	(200.00)	100.00	0.00	100.00	0.00
05045-000 Initiation Fees	0.00	0.00	0.00	(50.00)	0.00	(50.00)	0.00
05100-000 Misc. Income	0.00	0.00	0.00	1,290.00	0.00	1,290.00	0.00
Total	27,099.16	26,390.00	709.16	187,926.51	184,640.00	3,286.51	316,590.00

Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06120-000 Community Events	0.00	600.00	600.00	0.00	2,300.00	2,300.00	10,700.00
06135-000 Board & Annual Meetings	0.00	0.00	0.00	81.06	275.00	193.94	285.00
06305-000 Accounting	0.00	0.00	0.00	195.00	170.00	(25.00)	170.00
06306-000 Legal	0.00	0.00	0.00	0.00	125.00	125.00	250.00
06310-000 Insurance Expense	0.00	0.00	0.00	0.00	0.00	0.00	3,700.00
06320-000 Staffing (Admin & Maint)	205.12	366.83	161.71	205.12	2,567.81	2,362.69	4,401.96
06325-000 Community Center Expenses	120.46	345.00	224.54	1,012.33	2,415.00	1,402.67	4,140.00
06330-000 Bank Charges	83.82	20.00	(63.82)	302.60	140.00	(162.60)	420.00
06335-000 Fitness Center Lease	595.50	1,255.50	660.00	7,468.50	8,788.50	1,320.00	15,066.00
06336-000 Fitness Center - Op Costs	550.50	830.50	280.00	6,353.19	6,396.50	43.31	11,207.00
06345-000 Office Rent Expense	785.28	785.28	0.00	5,419.96	5,420.56	0.60	9,346.96
06415-000 Electricity & Gas	158.95	180.00	21.05	1,047.89	1,260.00	212.11	2,160.00
06420-000 Water	4,573.76	2,050.00	(2,523.76)	8,314.92	4,150.00	(4,164.92)	17,150.00
06440-000 Street Maint	0.00	0.00	0.00	0.00	600.00	600.00	600.00
06615-000 Snow Removal	0.00	0.00	0.00	6,513.86	12,000.00	5,486.14	13,000.00
06620-000 Reserve Account	0.00	0.00	0.00	0.00	0.00	0.00	18,060.00
Funding							
06625-000 Supplies	0.00	50.00	50.00	0.00	50.00	50.00	50.00
06626-000 Postage	11.25	20.00	8.75	2,274.95	1,330.00	(944.95)	2,170.00
06630-000 Repairs and Maint	1,435.27	1,715.34	280.07	13,448.64	10,757.38	(2,691.26)	18,584.08
06632-000 Dog Repairs	0.00	0.00	0.00	675.41	350.00	(325.41)	700.00
06635-000 Special Projects	3,125.09	250.00	(2,875.09)	4,242.42	1,500.00	(2,742.42)	5,000.00
06810-000 Commons Mowing	12,349.25	9,900.00	(2,449.25)	27,168.35	27,225.00	56.65	71,235.00
06820-000 Commons Fertilizing	2,682.21	2,504.00	(178.21)	5,184.73	5,508.00	323.27	11,016.00
06830-000 Commons Turf	5,705.00	496.00	(5,209.00)	5,890.13	1,845.00	(4,045.13)	11,276.00
Spraying							
06843-000 Tree Program	103.46	0.00	(103.46)	6,156.13	6,227.00	70.87	8,227.00
06850-000 Flowers	104.54	0.00	(104.54)	2,037.52	2,000.00	(37.52)	2,400.00
06860-000 Sprinkler Turn On/Off	0.00	0.00	0.00	627.27	628.00	0.73	1,666.00
06880-000 Landscape Labor	735.31	750.00	14.69	2,860.67	1,850.00	(1,010.67)	5,300.00
06890-000 Misc. Landscape	5,522.34	1,189.00	(4,333.34)	10,958.64	6,356.00	(4,602.64)	34,075.00

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06900-000 Web Fees	0.00	0.00	0.00	0.00	198.00	198.00	198.00
07505-000 Management Fee	2,550.00	2,540.00	(10.00)	17,840.00	17,780.00	(60.00)	30,480.00
07508-000 Property Taxes	0.00	0.00	0.00	94.68	110.00	15.32	110.00
07515-000 Income Tax	0.00	0.00	0.00	90.00	0.00	(90.00)	0.00
Total	41,397.11	25,847.45	(15,549.66)	136,463.97	130,322.75	(6,141.22)	313,144.00
Net Income	(14,297.95)	542.55	(14,840.50)	51,462.54	54,317.25	(2,854.71)	3,446.00

Kendall Yards HOA
INCOME STATEMENT
Townhomes
Start: 07/01/2021 | End: 07/31/2021
Income

Run Date: 08/13/2021
Run Time: 11:01 AM

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
05010-100 Dues - Townhomes	31,115.18	21,800.00	9,315.18	164,029.22	152,600.00	11,429.22	261,600.00
Total	31,115.18	21,800.00	9,315.18	164,029.22	152,600.00	11,429.22	261,600.00

Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06410-100 Refuse Removal - TH	4,090.88	4,076.00	(14.88)	28,747.23	28,532.00	(215.23)	48,912.00
06415-100 Electricity & Gas - TH	112.32	115.00	2.68	857.00	805.00	(52.00)	1,380.00
06420-100 Water - TH	6,280.32	4,400.00	(1,880.32)	23,494.66	21,400.00	(2,094.66)	46,500.00
06425-100 Sewer - TH	13,505.23	13,506.23	1.00	94,330.62	94,543.61	212.99	162,074.76
06435-100 Stormwater - TH	766.64	766.95	0.31	5,354.75	5,368.65	13.90	9,203.40
06860-100 Sprinkler Turn On/Off - TH	0.00	0.00	0.00	627.26	640.00	12.74	1,680.00
06880-100 Landscape Labor - TH	1,075.57	1,050.00	(25.57)	3,119.32	3,000.00	(119.32)	5,350.00
Total	25,830.96	23,914.18	(1,916.78)	156,530.84	154,289.26	(2,241.58)	275,100.16
Net Income	5,284.22	(2,114.18)	7,398.40	7,498.38	(1,689.26)	9,187.64	(13,500.16)

Kendall Yards HOA
INCOME STATEMENT
 Capital Reserves
 Start: 07/01/2021 | End: 07/31/2021
Income

Run Date: 08/13/2021
 Run Time: 11:01 AM

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
05045-900 Initiation Fees - Capital Reserves	0.00	0.00	0.00	50.00	0.00	50.00	0.00
05050-900 Interest Income - Capital Reserves	96.04	70.83	25.21	530.10	495.81	34.29	850.00
Total	96.04	70.83	25.21	580.10	495.81	84.29	850.00

Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Total	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Net Income	96.04	70.83	25.21	580.10	495.81	84.29	850.00