

# Kendall Yards HOA

Run Date: 09/09/2022

Run Time: 01:44 PM

## BALANCE SHEET

As of: 08/31/2022

### Assets

<b>Account #</b>	<b>Account Name</b>	<b>Total</b>
01002-000	GESA - Savings	\$100.00
01004-000	GESA - Money Market	\$151,422.74
01011-000	Alliance Bank - Operating	\$123,720.54
01013-000	Alliance Bank - Reserves/WC	\$14,688.43
	TOTAL ASSETS	<u>\$289,931.71</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	\$235,596.08
	Current Year Net Income/(Loss)	\$54,335.63
	TOTAL EQUITY	<u>\$289,931.71</u>
	TOTAL LIABILITIES AND EQUITY	<u>\$289,931.71</u>

# Kendall Yards HOA

## INCOME STATEMENT

Run Date: 09/09/2022  
Run Time: 01:45 PM

Main

Start: 08/01/2022 | End: 08/31/2022

### Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
05010-000 Dues	26,836.59	27,830.00	(993.41)	224,773.57	222,640.00	2,133.57	333,960.00
05011-000 Dues - Apartments	220.00	220.00	0.00	1,760.00	1,760.00	0.00	2,640.00
05014-000 Transfer Fee	(300.00)	0.00	(300.00)	0.00	0.00	0.00	0.00
05020-000 Late Charges	127.23	0.00	127.23	769.76	0.00	769.76	0.00
05021-000 Late Interest	36.14	0.00	36.14	237.97	0.00	237.97	0.00
05032-000 Lien Income	50.00	0.00	50.00	964.99	0.00	964.99	0.00
05050-000 Interest Income	3.49	0.00	3.49	23.20	0.00	23.20	0.00
05100-000 Misc. Income	0.00	50.00	(50.00)	1,100.00	1,250.00	(150.00)	1,300.00
<b>Total</b>	<b>26,973.45</b>	<b>28,100.00</b>	<b>(1,126.55)</b>	<b>229,629.49</b>	<b>225,650.00</b>	<b>3,979.49</b>	<b>337,900.00</b>

### Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06120-000 Community Events	338.65	200.00	(138.65)	338.65	2,471.00	2,132.35	7,471.00
06135-000 Board & Annual Meetings	0.00	10.00	10.00	298.39	285.00	(13.39)	285.00
06305-000 Accounting	0.00	0.00	0.00	195.00	195.00	0.00	195.00
06306-000 Legal	0.00	125.00	125.00	0.00	250.00	250.00	250.00
06308-000 Lien Filing Fees	0.00	0.00	0.00	150.00	0.00	(150.00)	0.00
06310-000 Insurance Expense	0.00	0.00	0.00	913.10	0.00	(913.10)	3,700.00
06320-000 Staffing (Admin & Maint)	0.00	440.19	440.19	1,358.34	3,521.57	2,163.23	5,282.35
06325-000 Community Center Expenses	294.97	345.00	50.03	1,460.32	2,760.00	1,299.68	4,140.00
06330-000 Bank Charges	10.00	55.00	45.00	94.32	440.00	345.68	660.00
06335-000 Fitness Center Lease	1,239.79	1,488.00	248.21	11,654.04	11,904.00	249.96	17,856.00
06336-000 Fitness Center - Op Costs	0.00	330.00	330.00	3,535.60	2,986.00	(549.60)	4,652.00
06345-000 Office Rent Expense	800.98	800.98	0.00	6,329.34	6,329.34	0.00	9,533.26
06410-000 Refuse Removal	33.55	0.00	(33.55)	229.08	0.00	(229.08)	0.00
06415-000 Electricity & Gas	163.98	180.00	16.02	1,223.28	1,440.00	216.72	2,160.00
06420-000 Water	3,357.93	4,500.00	1,142.07	6,005.02	11,000.00	4,994.98	22,950.00
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	9,642.40	12,000.00	2,357.60	13,000.00
06620-000 Reserve Account	0.00	0.00	0.00	0.00	0.00	0.00	17,710.00
Funding							
06625-000 Supplies	0.00	0.00	0.00	0.00	50.00	50.00	50.00
06626-000 Postage	6.25	25.00	18.75	1,569.42	2,525.00	955.58	2,925.00
06630-000 Repairs and Maint	1,559.67	2,108.00	548.33	5,966.42	16,864.00	10,897.58	25,296.00
06632-000 Dog Repairs	0.00	350.00	350.00	0.00	700.00	700.00	700.00
06635-000 Special Projects	2,500.00	2,500.00	0.00	2,500.00	4,301.00	1,801.00	4,729.00
06810-000 Commons Mowing	10,196.02	12,566.00	2,369.98	37,394.28	40,251.00	2,856.72	72,924.00
06820-000 Commons Fertilizing	1,943.95	2,621.00	677.05	4,707.88	8,363.00	3,655.12	11,484.00
06830-000 Commons Turf	3,821.82	3,794.00	(27.82)	10,266.06	7,085.50	(3,180.56)	13,134.50

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Spraying							
06843-000 Tree Program	8,839.92	0.00	(8,839.92)	15,178.54	9,050.00	(6,128.54)	9,050.00
06850-000 Flowers	107.92	100.00	(7.92)	5,486.13	2,570.00	(2,916.13)	2,870.00
06860-000 Sprinkler Turn On/Off	0.00	0.00	0.00	687.00	752.40	65.40	1,795.80
06880-000 Landscape Labor	2,962.98	1,350.00	(1,612.98)	5,895.55	3,800.00	(2,095.55)	6,500.00
06890-000 Misc. Landscape	1,793.32	1,230.00	(563.32)	19,031.55	17,057.00	(1,974.55)	55,111.00
06900-000 Web Fees	0.00	0.00	0.00	19.67	0.00	(19.67)	160.00
07505-000 Management Fee	2,550.00	2,550.00	0.00	20,400.00	20,400.00	0.00	30,600.00
07508-000 Property Taxes	0.00	0.00	0.00	94.08	100.00	5.92	100.00
07515-000 Income Tax	0.00	0.00	0.00	217.00	322.80	105.80	322.80
<b>Total</b>	<b>42,521.70</b>	<b>37,668.17</b>	<b>(4,853.53)</b>	<b>172,840.46</b>	<b>190,373.61</b>	<b>17,533.15</b>	<b>348,196.71</b>
<b>Net Income</b>	<b>(15,548.25)</b>	<b>(9,568.17)</b>	<b>(5,980.08)</b>	<b>56,789.03</b>	<b>35,276.39</b>	<b>21,512.64</b>	<b>(10,296.71)</b>

# Kendall Yards HOA

Run Date: 09/09/2022

Run Time: 01:45 PM

## INCOME STATEMENT

Townhomes

Start: 08/01/2022 | End: 08/31/2022

### Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
05010-100 Dues - Townhomes	19,520.19	22,890.00	(3,369.81)	197,705.63	183,120.00	14,585.63	274,680.00
<b>Total</b>	<b>19,520.19</b>	<b>22,890.00</b>	<b>(3,369.81)</b>	<b>197,705.63</b>	<b>183,120.00</b>	<b>14,585.63</b>	<b>274,680.00</b>

### Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06410-100 Refuse Removal - TH	4,280.95	4,200.00	(80.95)	34,241.27	33,600.00	(641.27)	50,400.00
06415-100 Electricity & Gas - TH	112.93	120.00	7.07	897.68	960.00	62.32	1,440.00
06420-100 Water - TH	5,717.59	6,500.00	782.41	26,051.57	30,700.00	4,648.43	51,000.00
06425-100 Sewer - TH	13,961.36	13,714.99	(246.37)	111,476.45	109,510.58	(1,965.87)	164,370.54
06435-100 Stormwater - TH	788.67	778.91	(9.76)	6,320.21	6,219.32	(100.89)	9,334.96
06860-100 Sprinkler Turn On/Off - TH	0.00	0.00	0.00	686.40	687.00	0.60	1,665.00
06880-100 Landscape Labor - TH	3,799.40	1,500.00	(2,299.40)	4,867.06	5,050.00	182.94	6,700.00
<b>Total</b>	<b>28,660.90</b>	<b>26,813.90</b>	<b>(1,847.00)</b>	<b>184,540.64</b>	<b>186,726.90</b>	<b>2,186.26</b>	<b>284,910.50</b>
<b>Net Income</b>	<b>(9,140.71)</b>	<b>(3,923.90)</b>	<b>(5,216.81)</b>	<b>13,164.99</b>	<b>(3,606.90)</b>	<b>16,771.89</b>	<b>(10,230.50)</b>

# Kendall Yards HOA

Run Date: 09/09/2022

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## INCOME STATEMENT

Capital Reserves

Start: 08/01/2022 | End: 08/31/2022

### Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
05050-900 Interest Income - Capital Reserves	29.53	98.00	(68.47)	231.61	784.00	(552.39)	1,176.00
<b>Total</b>	<b>29.53</b>	<b>98.00</b>	<b>(68.47)</b>	<b>231.61</b>	<b>784.00</b>	<b>(552.39)</b>	<b>1,176.00</b>

### Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06621-900 Capital Expenses	15,850.00	0.00	(15,850.00)	15,850.00	0.00	(15,850.00)	0.00
<b>Total</b>	<b>15,850.00</b>	<b>0.00</b>	<b>(15,850.00)</b>	<b>15,850.00</b>	<b>0.00</b>	<b>(15,850.00)</b>	<b>0.00</b>
<b>Net Income</b>	<b>(15,820.47)</b>	<b>98.00</b>	<b>(15,918.47)</b>	<b>(15,618.39)</b>	<b>784.00</b>	<b>(16,402.39)</b>	<b>1,176.00</b>

# Kendall Yards HOA

Run Date: 09/09/2022  
Run Time: 01:44 PM

## INCOME STATEMENT

Start: 08/01/2022 | End: 08/31/2022

### Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
05010-000 Dues	26,836.59	27,830.00	(993.41)	224,773.57	222,640.00	2,133.57	333,960.00
05010-100 Dues - Townhomes	19,520.19	22,890.00	(3,369.81)	197,705.63	183,120.00	14,585.63	274,680.00
05011-000 Dues - Apartments	220.00	220.00	0.00	1,760.00	1,760.00	0.00	2,640.00
05014-000 Transfer Fee	(300.00)	0.00	(300.00)	0.00	0.00	0.00	0.00
05020-000 Late Charges	127.23	0.00	127.23	769.76	0.00	769.76	0.00
05021-000 Late Interest	36.14	0.00	36.14	237.97	0.00	237.97	0.00
05032-000 Lien Income	50.00	0.00	50.00	964.99	0.00	964.99	0.00
05050-000 Interest Income	3.49	0.00	3.49	23.20	0.00	23.20	0.00
05050-900 Interest Income - Capital Reserves	29.53	98.00	(68.47)	231.61	784.00	(552.39)	1,176.00
05100-000 Misc. Income	0.00	50.00	(50.00)	1,100.00	1,250.00	(150.00)	1,300.00
<b>Total</b>	<b>46,523.17</b>	<b>51,088.00</b>	<b>(4,564.83)</b>	<b>427,566.73</b>	<b>409,554.00</b>	<b>18,012.73</b>	<b>613,756.00</b>

### Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06120-000 Community Events	338.65	200.00	(138.65)	338.65	2,471.00	2,132.35	7,471.00
06135-000 Board & Annual Meetings	0.00	10.00	10.00	298.39	285.00	(13.39)	285.00
06305-000 Accounting	0.00	0.00	0.00	195.00	195.00	0.00	195.00
06306-000 Legal	0.00	125.00	125.00	0.00	250.00	250.00	250.00
06308-000 Lien Filing Fees	0.00	0.00	0.00	150.00	0.00	(150.00)	0.00
06310-000 Insurance Expense	0.00	0.00	0.00	913.10	0.00	(913.10)	3,700.00
06320-000 Staffing (Admin & Maint)	0.00	440.19	440.19	1,358.34	3,521.57	2,163.23	5,282.35
06325-000 Community Center Expenses	294.97	345.00	50.03	1,460.32	2,760.00	1,299.68	4,140.00
06330-000 Bank Charges	10.00	55.00	45.00	94.32	440.00	345.68	660.00
06335-000 Fitness Center Lease	1,239.79	1,488.00	248.21	11,654.04	11,904.00	249.96	17,856.00
06336-000 Fitness Center - Op Costs	0.00	330.00	330.00	3,535.60	2,986.00	(549.60)	4,652.00
06345-000 Office Rent Expense	800.98	800.98	0.00	6,329.34	6,329.34	0.00	9,533.26
06410-000 Refuse Removal	33.55	0.00	(33.55)	229.08	0.00	(229.08)	0.00
06410-100 Refuse Removal - TH	4,280.95	4,200.00	(80.95)	34,241.27	33,600.00	(641.27)	50,400.00
06415-000 Electricity & Gas	163.98	180.00	16.02	1,223.28	1,440.00	216.72	2,160.00
06415-100 Electricity & Gas - TH	112.93	120.00	7.07	897.68	960.00	62.32	1,440.00
06420-000 Water	3,357.93	4,500.00	1,142.07	6,005.02	11,000.00	4,994.98	22,950.00
06420-100 Water - TH	5,717.59	6,500.00	782.41	26,051.57	30,700.00	4,648.43	51,000.00
06425-100 Sewer - TH	13,961.36	13,714.99	(246.37)	111,476.45	109,510.58	(1,965.87)	164,370.54
06435-100 Stormwater - TH	788.67	778.91	(9.76)	6,320.21	6,219.32	(100.89)	9,334.96
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	9,642.40	12,000.00	2,357.60	13,000.00
06620-000 Reserve Account Funding	0.00	0.00	0.00	0.00	0.00	0.00	17,710.00
06621-900 Capital Expenses	15,850.00	0.00	(15,850.00)	15,850.00	0.00	(15,850.00)	0.00

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06625-000 Supplies	0.00	0.00	0.00	0.00	50.00	50.00	50.00
06626-000 Postage	6.25	25.00	18.75	1,569.42	2,525.00	955.58	2,925.00
06630-000 Repairs and Maint	1,559.67	2,108.00	548.33	5,966.42	16,864.00	10,897.58	25,296.00
06632-000 Dog Repairs	0.00	350.00	350.00	0.00	700.00	700.00	700.00
06635-000 Special Projects	2,500.00	2,500.00	0.00	2,500.00	4,301.00	1,801.00	4,729.00
06810-000 Commons Mowing	10,196.02	12,566.00	2,369.98	37,394.28	40,251.00	2,856.72	72,924.00
06820-000 Commons Fertilizing	1,943.95	2,621.00	677.05	4,707.88	8,363.00	3,655.12	11,484.00
06830-000 Commons Turf Spraying	3,821.82	3,794.00	(27.82)	10,266.06	7,085.50	(3,180.56)	13,134.50
06843-000 Tree Program	8,839.92	0.00	(8,839.92)	15,178.54	9,050.00	(6,128.54)	9,050.00
06850-000 Flowers	107.92	100.00	(7.92)	5,486.13	2,570.00	(2,916.13)	2,870.00
06860-000 Sprinkler Turn On/Off	0.00	0.00	0.00	687.00	752.40	65.40	1,795.80
06860-100 Sprinkler Turn On/Off - TH	0.00	0.00	0.00	686.40	687.00	0.60	1,665.00
06880-000 Landscape Labor	2,962.98	1,350.00	(1,612.98)	5,895.55	3,800.00	(2,095.55)	6,500.00
06880-100 Landscape Labor - TH	3,799.40	1,500.00	(2,299.40)	4,867.06	5,050.00	182.94	6,700.00
06890-000 Misc. Landscape	1,793.32	1,230.00	(563.32)	19,031.55	17,057.00	(1,974.55)	55,111.00
06900-000 Web Fees	0.00	0.00	0.00	19.67	0.00	(19.67)	160.00
07505-000 Management Fee	2,550.00	2,550.00	0.00	20,400.00	20,400.00	0.00	30,600.00
07508-000 Property Taxes	0.00	0.00	0.00	94.08	100.00	5.92	100.00
07515-000 Income Tax	0.00	0.00	0.00	217.00	322.80	105.80	322.80
<b>Total</b>	<b>87,032.60</b>	<b>64,482.07</b>	<b>(22,550.53)</b>	<b>373,231.10</b>	<b>377,100.51</b>	<b>3,869.41</b>	<b>633,107.21</b>
<b>Net Income</b>	<b>(40,509.43)</b>	<b>(13,394.07)</b>	<b>(27,115.36)</b>	<b>54,335.63</b>	<b>32,453.49</b>	<b>21,882.14</b>	<b>(19,351.21)</b>