

Kendall Yards HOA

Run Date: 10/29/2021
Run Time: 03:14 PM

BALANCE SHEET As of: 09/30/2021

Assets

Account #	Account Name	Total
01001-000	Banner - Operating Account	\$76,416.99
01002-000	GESA - Savings	\$100.00
01003-000	Banner - Working Capital	\$12,457.68
01004-000	GESA - Money Market	\$151,106.64
	TOTAL ASSETS	\$240,081.31

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)	\$26,523.08
	TOTAL EQUITY	\$240,081.31
	TOTAL LIABILITIES AND EQUITY	\$240,081.31

Kendall Yards HOA

INCOME STATEMENT

Start: 09/01/2021 | End: 09/30/2021

Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
05010-000 Dues	24,018.40	25,100.00	(1,081.60)	226,100.13	225,900.00	200.13	301,200.00
05010-100 Dues - Townhomes	17,838.12	21,800.00	(3,961.88)	196,050.66	196,200.00	(149.34)	261,600.00
05011-000 Dues - Apartments	1,290.00	1,290.00	0.00	11,475.00	11,520.00	(45.00)	15,390.00
05014-000 Transfer Fee	200.00	0.00	200.00	200.00	0.00	200.00	0.00
05020-000 Late Charges	25.00	0.00	25.00	25.00	0.00	25.00	0.00
05021-000 Late Interest	5.92	0.00	5.92	5.92	0.00	5.92	0.00
05025-000 NSF Income	(18.00)	0.00	(18.00)	0.00	0.00	0.00	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	88.73	70.83	17.90	714.93	637.47	77.46	850.00
05100-000 Misc. Income	20.00	0.00	20.00	1,310.00	0.00	1,310.00	0.00
Total	43,468.17	48,260.83	(4,792.66)	435,881.64	434,257.47	1,624.17	579,040.00

Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06120-000 Community Events	155.00	5,000.00	4,845.00	155.00	7,500.00	7,345.00	10,700.00
06135-000 Board & Annual Meetings	0.00	0.00	0.00	91.06	285.00	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	250.00	250.00	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)	210.63	366.83	156.20	546.63	3,301.47	2,754.84	4,401.96
06325-000 Community Center Expenses	177.65	345.00	167.35	1,408.50	3,105.00	1,696.50	4,140.00
06330-000 Bank Charges	64.73	20.00	(44.73)	403.25	180.00	(223.25)	420.00
06335-000 Fitness Center Lease	595.50	1,255.50	660.00	8,659.50	11,299.50	2,640.00	15,066.00
06336-000 Fitness Center - Op Costs	1,199.03	1,244.50	45.47	8,102.72	8,465.50	362.78	11,207.00
06345-000 Office Rent Expense	785.28	785.28	0.00	6,990.52	6,991.12	0.60	9,346.96
06410-100 Refuse Removal - TH	4,191.58	4,076.00	(115.58)	37,133.66	36,684.00	(449.66)	48,912.00
06415-000 Electricity & Gas	149.09	180.00	30.91	1,345.78	1,620.00	274.22	2,160.00
06415-100 Electricity & Gas - TH	113.15	115.00	1.85	1,082.58	1,035.00	(47.58)	1,380.00
06420-000 Water	5,243.61	4,500.00	(743.61)	18,201.23	11,700.00	(6,501.23)	17,150.00
06420-100 Water - TH	7,256.19	7,000.00	(256.19)	37,543.20	33,500.00	(4,043.20)	46,500.00
06425-100 Sewer - TH	13,505.65	13,506.23	0.58	121,341.92	121,556.07	214.15	162,074.76
06435-100 Stormwater - TH	766.64	766.95	0.31	6,888.03	6,902.55	14.52	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 Funding	0.00	0.00	0.00	0.00	0.00	0.00	18,060.00
06625-000 Supplies	0.00	0.00	0.00	0.00	50.00	50.00	50.00
06626-000 Postage	0.00	400.00	400.00	2,282.45	1,745.00	(537.45)	2,170.00
06630-000 Repairs and Maint	1,328.14	1,715.34	387.20	16,140.40	13,938.06	(2,202.34)	18,584.08

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06632-000 Dog Repairs	0.00	0.00	0.00	675.41	700.00	24.59	700.00
06635-000 Special Projects	0.00	200.00	200.00	4,242.42	4,700.00	457.58	5,000.00
06810-000 Commons Mowing	9,879.40	12,735.00	2,855.60	46,927.15	52,335.00	5,407.85	71,235.00
06820-000 Commons Fertilizing	2,502.52	500.00	(2,002.52)	9,145.15	8,512.00	(633.15)	11,016.00
06830-000 Commons Turf Spraying	4,518.27	496.00	(4,022.27)	11,049.83	6,085.00	(4,964.83)	11,276.00
06843-000 Tree Program	5,466.78	0.00	(5,466.78)	11,622.91	6,227.00	(5,395.91)	8,227.00
06850-000 Flowers	104.54	0.00	(104.54)	2,194.33	2,200.00	5.67	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	726.40	1,100.00	373.60	4,744.63	4,150.00	(594.63)	5,300.00
06880-100 Landscape Labor - TH	990.19	500.00	(490.19)	5,773.43	4,600.00	(1,173.43)	5,350.00
06890-000 Misc. Landscape	1,537.68	1,083.00	(454.68)	13,578.80	13,504.00	(74.80)	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)	22,940.00	22,860.00	(80.00)	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	64,017.65	60,430.63	(3,587.02)	409,358.56	410,327.27	968.71	588,244.16
Net Income	(20,549.48)	(12,169.80)	(8,379.68)	26,523.08	23,930.20	2,592.88	(9,204.16)

Kendall Yards HOA

INCOME STATEMENT

Main

Start: 09/01/2021 | End: 09/30/2021

Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
05010-000 Dues	24,018.40	25,100.00	(1,081.60)	226,100.13	225,900.00	200.13	301,200.00
05011-000 Dues - Apartments	1,290.00	1,290.00	0.00	11,475.00	11,520.00	(45.00)	15,390.00
05014-000 Transfer Fee	200.00	0.00	200.00	200.00	0.00	200.00	0.00
05020-000 Late Charges	25.00	0.00	25.00	25.00	0.00	25.00	0.00
05021-000 Late Interest	5.92	0.00	5.92	5.92	0.00	5.92	0.00
05025-000 NSF Income	(18.00)	0.00	(18.00)	0.00	0.00	0.00	0.00
05045-000 Initiation Fees	0.00	0.00	0.00	(50.00)	0.00	(50.00)	0.00
05100-000 Misc. Income	20.00	0.00	20.00	1,310.00	0.00	1,310.00	0.00
Total	25,541.32	26,390.00	(848.68)	239,066.05	237,420.00	1,646.05	316,590.00

Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06120-000 Community Events	155.00	5,000.00	4,845.00	155.00	7,500.00	7,345.00	10,700.00
06135-000 Board & Annual Meetings	0.00	0.00	0.00	91.06	285.00	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	250.00	250.00	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)	210.63	366.83	156.20	546.63	3,301.47	2,754.84	4,401.96
06325-000 Community Center Expenses	177.65	345.00	167.35	1,408.50	3,105.00	1,696.50	4,140.00
06330-000 Bank Charges	64.73	20.00	(44.73)	403.25	180.00	(223.25)	420.00
06335-000 Fitness Center Lease	595.50	1,255.50	660.00	8,659.50	11,299.50	2,640.00	15,066.00
06336-000 Fitness Center - Op Costs	1,199.03	1,244.50	45.47	8,102.72	8,465.50	362.78	11,207.00
06345-000 Office Rent Expense	785.28	785.28	0.00	6,990.52	6,991.12	0.60	9,346.96
06415-000 Electricity & Gas	149.09	180.00	30.91	1,345.78	1,620.00	274.22	2,160.00
06420-000 Water	5,243.61	4,500.00	(743.61)	18,201.23	11,700.00	(6,501.23)	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	0.00	0.00	0.00	50.00	50.00	50.00
06626-000 Postage	0.00	400.00	400.00	2,282.45	1,745.00	(537.45)	2,170.00
06630-000 Repairs and Maint	1,328.14	1,715.34	387.20	16,140.40	13,938.06	(2,202.34)	18,584.08
06632-000 Dog Repairs	0.00	0.00	0.00	675.41	700.00	24.59	700.00
06635-000 Special Projects	0.00	200.00	200.00	4,242.42	4,700.00	457.58	5,000.00
06810-000 Commons Mowing	9,879.40	12,735.00	2,855.60	46,927.15	52,335.00	5,407.85	71,235.00
06820-000 Commons Fertilizing	2,502.52	500.00	(2,002.52)	9,145.15	8,512.00	(633.15)	11,016.00
06830-000 Commons Turf Spraying	4,518.27	496.00	(4,022.27)	11,049.83	6,085.00	(4,964.83)	11,276.00
06843-000 Tree Program	5,466.78	0.00	(5,466.78)	11,622.91	6,227.00	(5,395.91)	8,227.00
06850-000 Flowers	104.54	0.00	(104.54)	2,194.33	2,200.00	5.67	2,400.00
06860-000 Sprinkler Turn	0.00	0.00	0.00	627.27	628.00	0.73	1,666.00

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
On/Off							
06880-000 Landscape Labor	726.40	1,100.00	373.60	4,744.63	4,150.00	(594.63)	5,300.00
06890-000 Misc. Landscape	1,537.68	1,083.00	(454.68)	13,578.80	13,504.00	(74.80)	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)	22,940.00	22,860.00	(80.00)	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	37,194.25	34,466.45	(2,727.80)	198,968.48	205,409.65	6,441.17	313,144.00
Net Income	(11,652.93)	(8,076.45)	(3,576.48)	40,097.57	32,010.35	8,087.22	3,446.00

Kendall Yards HOA

INCOME STATEMENT

Townhomes

Start: 09/01/2021 | End: 09/30/2021

Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
05010-100 Dues - Townhomes	17,838.12	21,800.00	(3,961.88)	196,050.66	196,200.00	(149.34)	261,600.00
Total	17,838.12	21,800.00	(3,961.88)	196,050.66	196,200.00	(149.34)	261,600.00

Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06410-100 Refuse Removal - TH	4,191.58	4,076.00	(115.58)	37,133.66	36,684.00	(449.66)	48,912.00
06415-100 Electricity & Gas - TH	113.15	115.00	1.85	1,082.58	1,035.00	(47.58)	1,380.00
06420-100 Water - TH	7,256.19	7,000.00	(256.19)	37,543.20	33,500.00	(4,043.20)	46,500.00
06425-100 Sewer - TH	13,505.65	13,506.23	0.58	121,341.92	121,556.07	214.15	162,074.76
06435-100 Stormwater - TH	766.64	766.95	0.31	6,888.03	6,902.55	14.52	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	990.19	500.00	(490.19)	5,773.43	4,600.00	(1,173.43)	5,350.00
Total	26,823.40	25,964.18	(859.22)	210,390.08	204,917.62	(5,472.46)	275,100.16
Net Income	(8,985.28)	(4,164.18)	(4,821.10)	(14,339.42)	(8,717.62)	(5,621.80)	(13,500.16)

Kendall Yards HOA

Run Date: 10/29/2021
Run Time: 03:14 PM

INCOME STATEMENT

Capital Reserves

Start: 09/01/2021 | End: 09/30/2021

Income

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	88.73	70.83	17.90	714.93	637.47	77.46	850.00
Total	88.73	70.83	17.90	764.93	637.47	127.46	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	88.73	70.83	17.90	764.93	637.47	127.46	850.00