

FINANCIAL REPORTS
TO
THE BOARD OF DIRECTORS

The Harbours
Association

October 31, 2021

Prepared By:

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Prepared without an audit and for internal purposes only.

59 The Harbours Association

Balance Sheet

Posted 10/31/2021

AssetsOperating Accounts

10000 Operating 20,703.61

Total Operating Accounts 20,703.61Reserve Accounts

10001 Money Market 68,725.86

Total Reserve Accounts 68,725.86Accounts Receivable

12000 Accounts Receivable 2,395.00

12050 Additional Assessment 300.00

Total Accounts Receivable 2,695.00Other Assets

14011 Prepaid Insurance 4,064.19

Total Other Assets 4,064.19*Total Assets*96,188.66**Liabilities & Equity**Other Liabilities

21000 Prepaid Assessments 2,165.00

Total Other Liabilities 2,165.00Equity

30000 Reserve Fund 68,725.86

31000 Prior Year Retained Earnings 15,486.71

Total Equity 84,212.57Liabilities and Equity

Operating Retained Earnings 9,811.09

Total Liabilities and Equity 9,811.09*Total Liabilities & Equity*96,188.66

Statement of Income and Expense

Monday, November 08, 2021

17:52

Posted 10/1/2021 To 10/31/2021 11:59:00 PM

59 The Harbours Association

Operating

		Month		Year		Annual	Remainder
		Actual	Budget	Actual	Budget		
Income							
Assessment Income	Acct Code						
Assessments	40000	11,210.00	11,210.00	112,100.00	112,100.00	134,520.00	22,420.00
Total Assessment Income		11,210.00	11,210.00	112,100.00	112,100.00	134,520.00	22,420.00
Other Income	Acct Code						
Interest	40040	9.51	0.00	86.73	0.00	0.00	(86.73)
Late Fees	40050	50.00	0.00	525.00	0.00	0.00	(525.00)
Boat Dock & Kayak Fees	40076	0.00	0.00	500.00	0.00	0.00	(500.00)
Total Other Income		59.51	0.00	1,111.73	0.00	0.00	(1,111.73)
Total Income		11,269.51	11,210.00	113,211.73	112,100.00	134,520.00	21,308.27
Expense							
Administrative	Acct Code						
Copies	50110	15.30	50.00	480.60	500.00	600.00	119.40
Postage	50120	2.12	20.83	150.72	208.30	250.00	99.28
Legal Fees - Other	50145	0.00	25.00	1,377.00	250.00	300.00	(1,077.00)
Audit/Tax	50160	0.00	0.00	900.00	900.00	900.00	0.00
Management Services	50200	892.50	892.50	8,925.00	8,925.00	10,710.00	1,785.00
Miscellaneous	50240	31.35	58.33	503.35	583.30	700.00	196.65
Website	50245	35.00	35.00	350.00	350.00	420.00	70.00
Total Administrative		976.27	1,081.66	12,686.67	11,716.60	13,880.00	1,193.33
Building Maintenance	Acct Code						
Structural	65000	0.00	250.00	2,086.32	2,500.00	3,000.00	913.68
Electrical	65015	0.00	41.67	0.00	416.70	500.00	500.00
Gutters	65100	226.64	250.00	379.75	2,500.00	3,000.00	2,620.25
Roof Maint/Repairs	65105	0.00	41.67	0.00	416.70	500.00	500.00
Plumbing	65110	0.00	116.67	215.69	1,166.70	1,400.00	1,184.31
Painting	65200	0.00	41.67	0.00	416.70	500.00	500.00
Total Building Maintenance		226.64	741.68	2,681.76	7,416.80	8,900.00	6,218.24
Grounds	Acct Code						

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Operating

		Month		Year		Annual	Remainder
		Actual	Budget	Actual	Budget		
Grounds Maintenance	63000	44.50	500.00	3,756.62	5,000.00	6,000.00	2,243.38
Landscape Maintenance	63100	2,714.00	2,714.29	16,284.00	16,285.74	19,000.00	2,716.00
Lawn Fertilization	63110	0.00	196.67	1,730.00	1,966.70	2,360.00	630.00
Tree Removal	63135	0.00	333.33	5,525.00	3,333.30	4,000.00	(1,525.00)
Irrigation	63400	0.00	137.50	989.04	1,375.00	1,650.00	660.96
Snow Removal	63600	0.00	0.00	7,056.00	9,408.00	11,760.00	4,704.00
Asphalt / Parking Lot	63710	0.00	166.67	2,986.00	1,666.70	2,000.00	(986.00)
Pest Control	63900	433.00	233.33	2,929.00	2,333.30	2,800.00	(129.00)
Trash Removal	63910	539.55	802.33	6,005.10	8,023.30	9,628.00	3,622.90
Total Grounds		3,731.05	5,084.12	47,260.76	49,392.04	59,198.00	11,937.24
Insurance	Acct Code						
Workers Compensation Insurance	50535	0.00	45.83	550.00	458.30	550.00	0.00
Directors & Officers Insurance	50555	0.00	141.67	1,753.00	1,416.70	1,700.00	(53.00)
Liability Insurance	50560	812.83	855.42	7,288.89	8,554.20	10,265.00	2,976.11
Total Insurance		812.83	1,042.92	9,591.89	10,429.20	12,515.00	2,923.11
Reserve Accounts	Acct Code						
Reserve Contribution	90000	1,336.00	1,335.58	13,360.00	13,355.80	16,027.00	2,667.00
Reserve Interest	90140	8.61	0.00	76.87	0.00	0.00	(76.87)
Total Reserve Accounts		1,344.61	1,335.58	13,436.87	13,355.80	16,027.00	2,590.13
Utilities	Acct Code						
Electric	60010	58.72	83.33	469.48	833.30	1,000.00	530.52
Water	60025	0.00	1,916.67	17,273.21	19,166.70	23,000.00	5,726.79
Total Utilities		58.72	2,000.00	17,742.69	20,000.00	24,000.00	6,257.31
Total Expense		7,150.12	11,285.96	103,400.64	112,310.44	134,520.00	31,119.36
Excess Revenue / Expense		4,119.39	(75.96)	9,811.09	(210.44)	0.00	9,811.09