

FINANCIAL REPORTS
TO
THE BOARD OF DIRECTORS

Crossings of Oakland
Property Owners Association

December 31, 2022

Prepared By:

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Prepared without an audit and for internal purposes only.

110 The Crossings of Oakland Property Owners Assoc.

Balance Sheet

Posted 12/31/2022

Assets		
<u>Operating Accounts</u>		
10000	Operating	24,217.67
<u>Total Operating Accounts</u>		<u>24,217.67</u>
<u>Reserve Accounts</u>		
10001	Money Market	173,988.46
<u>Total Reserve Accounts</u>		<u>173,988.46</u>
<u>Accounts Receivable</u>		
12000	Accounts Receivable	15,031.91
<u>Total Accounts Receivable</u>		<u>15,031.91</u>
<i>Total Assets</i>		<u><u>213,238.04</u></u>
 Liabilities & Equity		
<u>Other Liabilities</u>		
21000	Prepaid Assessments	44,406.48
<u>Total Other Liabilities</u>		<u>44,406.48</u>
<u>Equity</u>		
30000	Reserve Fund	173,988.46
31000	Prior Years Retained Earnings	7,349.02
<u>Total Equity</u>		<u>181,337.48</u>
<u>Liabilities and Equity</u>		
	Operating Retained Earnings	(12,505.92)
<u>Total Liabilities and Equity</u>		<u>(12,505.92)</u>
<i>Total Liabilities & Equity</i>		<u><u>213,238.04</u></u>

Statement of Income and Expense

Friday, January 13, 2023 19:38

Posted 12/1/2022 To 12/31/2022 11:59:00 PM

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Operating

		Month		Year		Annual	Remainder
		Actual	Budget	Actual	Budget		
Income							
<u>Assessment Income</u>	<u>Acct Code</u>						
Assessments	40000	0.00	0.00	275,275.00	279,000.00	279,000.00	3,725.00
Total Assessment Income		0.00	0.00	275,275.00	279,000.00	279,000.00	3,725.00
<u>Other Income</u>	<u>Acct Code</u>						
Interest	40040	51.24	0.00	486.06	0.00	0.00	(486.06)
Late Fees	40050	320.00	0.00	4,020.00	0.00	0.00	(4,020.00)
Transfer from Reserves	45000	0.00	0.00	25,000.00	0.00	0.00	(25,000.00)
Total Other Income		371.24	0.00	29,506.06	0.00	0.00	(29,506.06)
Total Income		371.24	0.00	304,781.06	279,000.00	279,000.00	(25,781.06)
Expense							
<u>Administrative</u>	<u>Acct Code</u>						
Copies	50110	437.20	208.37	2,187.46	2,500.00	2,500.00	312.54
Postage	50120	614.84	166.63	1,392.36	2,000.00	2,000.00	607.64
Legal Fees - Collections	50140	3,564.75	41.63	4,590.75	500.00	500.00	(4,090.75)
Audit/Tax	50160	0.00	0.00	750.00	750.00	750.00	0.00
Meetings	50170	0.00	83.37	0.00	1,000.00	1,000.00	1,000.00
Management Services	50200	2,575.00	2,575.00	30,900.00	30,900.00	30,900.00	0.00
Social	50225	0.00	291.63	2,653.22	3,500.00	3,500.00	846.78
Miscellaneous	50240	1,509.61	416.63	5,872.94	5,000.00	5,000.00	(872.94)
Website	50245	35.00	35.00	420.00	420.00	420.00	0.00
Federal Income Tax	50255	0.00	0.00	919.21	0.00	0.00	(919.21)
Telephone	60050	0.00	25.00	0.00	300.00	300.00	300.00
Total Administrative		8,736.40	3,843.26	49,685.94	46,870.00	46,870.00	(2,815.94)
<u>Building Maintenance</u>	<u>Acct Code</u>						
Electrical	65015	0.00	41.63	10,409.43	500.00	500.00	(9,909.43)
Fences	65020	0.00	41.63	0.00	500.00	500.00	500.00
Total Building Maintenance		0.00	83.26	10,409.43	1,000.00	1,000.00	(9,409.43)
<u>Community Center/Clubhouse</u>	<u>Acct Code</u>						

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Operating

		Month		Year			
		Actual	Budget	Actual	Budget	Annual	Remainder
Clubhouse Repairs	70045	0.00	37.50	2,115.58	450.00	450.00	(1,665.58)
Pool Service/Maint.	70100	0.00	1,166.63	17,883.94	14,000.00	14,000.00	(3,883.94)
Pool Chemicals/Supplies	70105	0.00	583.37	2,584.92	7,000.00	7,000.00	4,415.08
Pool Deck	70110	0.00	125.00	918.00	1,500.00	1,500.00	582.00
Total Community Center/Clubhouse		0.00	1,912.50	23,502.44	22,950.00	22,950.00	(552.44)
Grounds	Acct Code						
Grounds Maintenance	63000	1,985.00	166.63	5,280.37	2,000.00	2,000.00	(3,280.37)
Landscape Maintenance	63100	0.00	0.00	49,960.00	49,435.00	49,435.00	(525.00)
Tree Removal	63135	0.00	125.00	2,420.00	1,500.00	1,500.00	(920.00)
Mulch	63145	0.00	0.00	3,750.00	3,250.00	3,250.00	(500.00)
Holiday Lighting	63150	0.00	262.50	625.00	3,150.00	3,150.00	2,525.00
Park Repair & Maintenance	63160	0.00	41.63	486.00	500.00	500.00	14.00
Flag Services	63170	0.00	70.87	777.65	850.00	850.00	72.35
Pond Maintenance	63210	0.00	208.37	3,204.00	2,500.00	2,500.00	(704.00)
Irrigation	63400	0.00	0.00	1,260.00	0.00	0.00	(1,260.00)
Mailbox Repair & Maintance	63520	587.00	250.00	10,451.00	3,000.00	3,000.00	(7,451.00)
Snow Removal	63600	0.00	3,000.00	17,100.00	15,000.00	15,000.00	(2,100.00)
Chemical (Salt)	63610	0.00	500.00	0.00	2,500.00	2,500.00	2,500.00
Trash Removal	63910	6,705.04	5,583.37	79,062.08	67,000.00	67,000.00	(12,062.08)
Total Grounds		9,277.04	10,208.37	174,376.10	150,685.00	150,685.00	(23,691.10)
Insurance	Acct Code						
Workers Compensation Insurance	50535	0.00	48.37	47.00	580.00	580.00	533.00
Liability Insurance	50560	0.00	541.63	6,448.00	6,500.00	6,500.00	52.00
Total Insurance		0.00	590.00	6,495.00	7,080.00	7,080.00	585.00
Reserve Accounts	Acct Code						
Reserve Contribution	90000	4,652.50	2,326.25	27,915.00	27,915.00	27,915.00	0.00
Reserve Interest	90140	50.55	0.00	451.88	0.00	0.00	(451.88)
Total Reserve Accounts		4,703.05	2,326.25	28,366.88	27,915.00	27,915.00	(451.88)

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Operating

	Acct Code	Month		Year		Annual	Remainder
		Actual	Budget	Actual	Budget		
Utilities							
Electric	60010	217.70	500.00	4,938.43	6,000.00	6,000.00	1,061.57
Gas	60015	280.19	458.37	5,325.06	5,500.00	5,500.00	174.94
Water	60025	0.00	916.63	14,187.70	11,000.00	11,000.00	(3,187.70)
Total Utilities		497.89	1,875.00	24,451.19	22,500.00	22,500.00	(1,951.19)
Total Expense		23,214.38	20,838.64	317,286.98	279,000.00	279,000.00	(38,286.98)
Excess Revenue / Expense		(22,843.14)	(20,838.64)	(12,505.92)	0.00	0.00	(12,505.92)