

FINANCIAL REPORTS
TO
THE BOARD OF DIRECTORS

Crossings of Oakland
Property Owners Association

September 30, 2023

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 09/30/2023

Assets

Operating Accounts

10000 Operating 5,751.00

Total Operating Accounts 5,751.00

Reserve Accounts

10001 Money Market 193,670.51

Total Reserve Accounts 193,670.51

Accounts Receivable

12000 Accounts Receivable 13,713.43

Total Accounts Receivable 13,713.43

Total Assets

213,134.94

Liabilities & Equity

Other Liabilities

21000 Prepaid Assessments 43,682.98

Total Other Liabilities 43,682.98

Equity

30000 Reserve Fund 193,670.51

31000 Prior Years Retained Earnings (5,156.90)

Total Equity 188,513.61

Liabilities and Equity

Operating Retained Earnings (19,061.65)

Total Liabilities and Equity (19,061.65)

Total Liabilities & Equity

213,134.94

Statement of Income and Expense

Wednesday, October 11, 2023

15:17

Posted 9/1/2023 To 9/30/2023 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	213,050.00	216,000.00	288,000.00	74,950.00
Total Assessment Income		0.00	0.00	213,050.00	216,000.00	288,000.00	74,950.00
<u>Other Income</u>	<u>Acct Code</u>						
Interest	40040	56.21	0.00	509.63	0.00	0.00	(509.63)
Late Fees	40050	220.00	0.00	2,844.41	0.00	0.00	(2,844.41)
Miscellaneous Income	40080	0.00	0.00	557.50	0.00	0.00	(557.50)
Transfer from Reserves	45000	0.00	1,493.33	0.00	13,439.97	17,920.00	17,920.00
Total Other Income		276.21	1,493.33	3,911.54	13,439.97	17,920.00	14,008.46
Total Income		276.21	1,493.33	216,961.54	229,439.97	305,920.00	88,958.46
Expense							
<u>Administrative</u>	<u>Acct Code</u>						
Copies	50110	26.82	191.67	866.76	1,725.03	2,300.00	1,433.24
Postage	50120	19.56	125.00	707.97	1,125.00	1,500.00	792.03
Legal Fees - Collections	50140	(786.85)	41.67	(46.35)	375.03	500.00	546.35
Legal Fees - Other	50145	0.00	41.67	0.00	375.03	500.00	500.00
Audit/Tax	50160	0.00	0.00	750.00	750.00	750.00	0.00
Meetings	50170	0.00	83.33	0.00	749.97	1,000.00	1,000.00
Management Services	50200	2,703.75	2,703.75	24,333.75	24,333.75	32,445.00	8,111.25
Social	50225	0.00	291.67	0.00	2,625.03	3,500.00	3,500.00
Miscellaneous	50240	244.25	416.67	2,530.17	3,750.03	5,000.00	2,469.83
Website	50245	35.00	35.00	315.00	315.00	420.00	105.00
Federal Income Tax	50255	0.00	83.33	1,355.47	749.97	1,000.00	(355.47)
Telephone	60050	0.00	25.00	0.00	225.00	300.00	300.00
Total Administrative		2,242.53	4,038.76	30,812.77	37,098.84	49,215.00	18,402.23
<u>Building Maintenance</u>	<u>Acct Code</u>						
Electrical	65015	0.00	41.67	1,043.00	375.03	500.00	(543.00)

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		Month		Year		Annual	Remainder
		Actual	Budget	Actual	Budget		
Fences	65020	0.00	41.67	0.00	375.03	500.00	500.00
Total Building Maintenance		0.00	83.34	1,043.00	750.06	1,000.00	(43.00)
Community Center/Clubhouse	Acct Code						
Clubhouse Repairs	70045	0.00	37.50	776.89	337.50	450.00	(326.89)
Pool Service/Maint.	70100	4,286.34	1,229.17	14,832.53	11,062.53	14,750.00	(82.53)
Pool Chemicals/Supplies	70105	0.00	583.33	3,787.12	5,249.97	7,000.00	3,212.88
Pool Deck	70110	0.00	41.67	0.00	375.03	500.00	500.00
Total Community Center/Clubhouse		4,286.34	1,891.67	19,396.54	17,025.03	22,700.00	3,303.46
Grounds	Acct Code						
Grounds Maintenance	63000	0.00	341.67	611.92	3,075.03	4,100.00	3,488.08
Landscape Maintenance	63100	7,365.63	6,307.14	44,193.78	31,535.70	44,150.00	(43.78)
Tree Removal	63135	0.00	125.00	3,100.00	1,125.00	1,500.00	(1,600.00)
Mulch	63145	0.00	0.00	0.00	11,550.00	11,550.00	11,550.00
Holiday Lighting	63150	0.00	279.17	3,958.00	2,512.53	3,350.00	(608.00)
Park Repair & Maintenance	63160	0.00	41.67	460.72	375.03	500.00	39.28
Flag Services	63170	0.00	70.83	927.50	637.47	850.00	(77.50)
Pond Maintenance	63210	0.00	291.67	0.00	2,625.03	3,500.00	3,500.00
Irrigation	63400	125.00	93.75	848.00	843.75	1,125.00	277.00
Mailbox Repair & Maintance	63520	2,670.00	250.00	17,437.82	2,250.00	3,000.00	(14,437.82)
Snow Removal	63600	0.00	0.00	16,000.00	12,800.00	16,000.00	0.00
Chemical (Salt)	63610	0.00	0.00	2,100.00	1,200.00	1,500.00	(600.00)
Trash Removal	63910	0.00	6,916.67	54,441.44	62,250.03	83,000.00	28,558.56
Total Grounds		10,160.63	14,717.57	144,079.18	132,779.57	174,125.00	30,045.82
Insurance	Acct Code						
Workers Compensation Insurance	50535	0.00	48.33	473.00	434.97	580.00	107.00
Liability Insurance	50560	0.00	541.67	4,976.00	4,875.03	6,500.00	1,524.00
Total Insurance		0.00	590.00	5,449.00	5,310.00	7,080.00	1,631.00
Reserve Accounts	Acct Code						

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Operating

		Month		Year		Annual	Remainder
		Actual	Budget	Actual	Budget		
Reserve Contribution	90000	0.00	2,400.00	19,200.00	21,600.00	28,800.00	9,600.00
Reserve Interest	90140	55.70	0.00	482.05	0.00	0.00	(482.05)
Total Reserve Accounts		55.70	2,400.00	19,682.05	21,600.00	28,800.00	9,117.95
Utilities	Acct Code						
Electric	60010	720.47	458.33	3,742.37	4,124.97	5,500.00	1,757.63
Gas	60015	1,080.82	541.67	4,538.02	4,875.03	6,500.00	1,961.98
Water	60025	0.00	916.67	7,280.26	8,250.03	11,000.00	3,719.74
Total Utilities		1,801.29	1,916.67	15,560.65	17,250.03	23,000.00	7,439.35
Total Expense		18,546.49	25,638.01	236,023.19	231,813.53	305,920.00	69,896.81
Excess Revenue / Expense		(18,270.28)	(24,144.68)	(19,061.65)	(2,373.56)	0.00	(19,061.65)