

FINANCIAL REPORTS
TO
THE BOARD OF DIRECTORS

Crossings of Oakland
Property Owners Association

September 30, 2024

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 09/30/2024

Assets

Operating Accounts

10000 Operating 4,916.17

Total Operating Accounts 4,916.17

Reserve Accounts

10001 Money Market 130,742.53

Total Reserve Accounts 130,742.53

Accounts Receivable

12000 Accounts Receivable 9,345.37

Total Accounts Receivable 9,345.37

Total Assets

145,004.07

Liabilities & Equity

Other Liabilities

21000 Prepaid Assessments 43,622.93

Total Other Liabilities 43,622.93

Equity

30000 Reserve Fund 130,742.53

31000 Prior Years Retained Earnings 7,015.74

Total Equity 137,758.27

Liabilities and Equity

Operating Retained Earnings (36,377.13)

Total Liabilities and Equity (36,377.13)

Total Liabilities & Equity

145,004.07

Statement of Income and Expense

Posted 9/1/2024 To 9/30/2024 11:59:00 PM

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Operating

		Month		Year			
		Actual	Budget	Actual	Budget	Annual	Remainder
Income							
Assessment Income	Acct Code						
Assessments	40000	0.00	0.00	211,918.75	216,000.00	288,000.00	76,081.25
Total Assessment Income		0.00	0.00	211,918.75	216,000.00	288,000.00	76,081.25
Other Income	Acct Code						
Interest	40040	43.37	0.00	449.51	0.00	0.00	(449.51)
Late Fees	40050	320.00	0.00	1,920.00	0.00	0.00	(1,920.00)
Transfer from Reserves	45000	42,103.00	3,109.82	42,103.00	27,988.38	37,317.78	(4,785.22)
Total Other Income		42,466.37	3,109.82	44,472.51	27,988.38	37,317.78	(7,154.73)
Total Income		42,466.37	3,109.82	256,391.26	243,988.38	325,317.78	68,926.52
Expense							
Administrative	Acct Code						
Copies	50110	27.18	108.33	1,561.90	974.97	1,300.00	(261.90)
Postage	50120	56.39	125.00	1,329.26	1,125.00	1,500.00	170.74
Legal Fees - Collections	50140	16.75	0.00	(46.25)	0.00	0.00	46.25
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
Management Services	50200	2,838.94	2,838.94	25,550.46	25,550.46	34,067.28	8,516.82
Social	50225	0.00	125.00	0.00	1,125.00	1,500.00	1,500.00
Miscellaneous	50240	247.35	333.33	3,213.07	2,999.97	4,000.00	786.93
Website	50245	35.00	35.00	315.00	315.00	420.00	105.00
Federal Income Tax	50255	0.00	125.00	1,449.06	1,125.00	1,500.00	50.94
Telephone	60050	0.00	58.33	0.00	524.97	700.00	700.00
Total Administrative		3,221.61	3,790.60	34,122.50	34,865.40	46,237.28	12,114.78
Building Maintenance	Acct Code						
Electrical	65015	0.00	41.67	663.00	375.03	500.00	(163.00)
Fences	65020	0.00	41.67	0.00	375.03	500.00	500.00
Total Building Maintenance		0.00	83.34	663.00	750.06	1,000.00	337.00
Community Center/Clubhouse	Acct Code						

Statement of Income and Expense

Tuesday, October 8, 2024

15:58

Posted 9/1/2024 To 9/30/2024 11:59:00 PM

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Operating

		Month		Year			
		Actual	Budget	Actual	Budget	Annual	Remainder
Clubhouse Repairs	70045	0.00	525.00	7,738.77	4,725.00	6,300.00	(1,438.77)
Pool Service/Maint.	70100	0.00	1,229.17	24,073.59	11,062.53	14,750.00	(9,323.59)
Pool Chemicals/Supplies	70105	0.00	583.33	0.00	5,249.97	7,000.00	7,000.00
Pool Deck	70110	0.00	83.33	2,296.16	749.97	1,000.00	(1,296.16)
Total Community Center/Clubhouse		0.00	2,420.83	34,108.52	21,787.47	29,050.00	(5,058.52)
Grounds	Acct Code						
Grounds Maintenance	63000	17,573.64	83.33	27,006.07	749.97	1,000.00	(26,006.07)
Landscape Maintenance	63100	7,441.25	7,357.14	44,797.50	36,785.70	51,500.00	6,702.50
Tree Removal	63135	500.00	125.00	2,025.00	1,125.00	1,500.00	(525.00)
Mulch	63145	0.00	0.00	0.00	11,550.00	11,550.00	11,550.00
Holiday Lighting	63150	0.00	331.25	550.00	2,981.25	3,975.00	3,425.00
Park Repair & Maintenance	63160	0.00	41.67	285.18	375.03	500.00	214.82
Flag Services	63170	0.00	77.29	980.50	695.61	927.50	(53.00)
Irrigation	63400	95.00	93.75	670.00	843.75	1,125.00	455.00
Mailbox Repair & Maintance	63520	360.00	125.00	5,867.29	1,125.00	1,500.00	(4,367.29)
Snow Removal	63600	0.00	0.00	12,800.00	12,800.00	16,000.00	3,200.00
Chemical (Salt)	63610	0.00	0.00	2,310.00	1,680.00	2,100.00	(210.00)
Asphalt / Parking Lot	63710	19,975.00	1,479.17	19,975.00	13,312.53	17,750.00	(2,225.00)
Trash Removal	63910	15,100.42	7,000.00	64,762.66	63,000.00	84,000.00	19,237.34
Total Grounds		61,045.31	16,713.60	182,029.20	147,023.84	193,427.50	11,398.30
Insurance	Acct Code						
Workers Compensation Insurance	50535	0.00	39.42	152.00	354.78	473.00	321.00
Liability Insurance	50560	0.00	560.83	5,258.00	5,047.47	6,730.00	1,472.00
Total Insurance		0.00	600.25	5,410.00	5,402.25	7,203.00	1,793.00
Reserve Accounts	Acct Code						
Reserve Contribution	90000	0.00	2,400.00	19,200.00	21,600.00	28,800.00	9,600.00
Reserve Interest	90140	42.35	0.00	421.01	0.00	0.00	(421.01)
Total Reserve Accounts		42.35	2,400.00	19,621.01	21,600.00	28,800.00	9,178.99

Statement of Income and Expense

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Operating

	<u>Acct Code</u>	Month		Year		Annual	Remainder
		Actual	Budget	Actual	Budget		
<u>Utilities</u>							
Electric	60010	825.19	416.67	4,406.55	3,750.03	5,000.00	593.45
Gas	60015	607.93	508.33	3,722.38	4,574.97	6,100.00	2,377.62
Water	60025	0.00	708.33	8,030.55	6,374.97	8,500.00	469.45
Cable - Internet	60055	173.34	0.00	654.68	0.00	0.00	(654.68)
Total Utilities		<u>1,606.46</u>	<u>1,633.33</u>	<u>16,814.16</u>	<u>14,699.97</u>	<u>19,600.00</u>	<u>2,785.84</u>
Total Expense		<u>65,915.73</u>	<u>27,641.95</u>	<u>292,768.39</u>	<u>246,128.99</u>	<u>325,317.78</u>	<u>32,549.39</u>
Excess Revenue / Expense		<u>(23,449.36)</u>	<u>(24,532.13)</u>	<u>(36,377.13)</u>	<u>(2,140.61)</u>	<u>0.00</u>	<u>(36,377.13)</u>