

MILL RUN HOA

AS OF JUNE 30, 2011

ASSETS

CASH

1012 CASH-US BANK	28,053.62
1023 RES-US BANK	38,016.68
1030 RES-RBC WEALTH MGMT	<u>91,974.46</u>

TOTAL CASH

158,044.76

ACCOUNTS RECEIVABLE

1110 DUES RECEIVABLE	14,568.83
1115 ALLOW FOR BAD DEBT	(2,500.00)
1135 PREPAID TAX & INS	<u>8,865.00</u>

TOTAL RECEIVABLES

20,933.83

TOTAL ASSETS

178,978.59

LIABILITIES & EQUITY

CURRENT LIABILITIES

2115 PREPAID ASSESSMENTS	<u>4,764.61</u>
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TOTAL LIABILITIES

4,764.61

EQUITY

2930 WORKING CAPITAL	19,450.00
2935 RETAINED EARNINGS	(22,885.20)
2940 CURRENT EARNINGS	44,937.00
2941 CURRENT EARNINGS	(44,937.00)
2950 RESERVE FUND-PRIOR	113,601.39
2955 RESERVE FUND-CURRENT	12,795.00
2960 OPERATING FUND-PRIOR	19,110.79
2965 OPERATING FD-CURRENT	<u>32,142.00</u>

TOTAL EQUITY

174,213.98

TOT LIABILITY AND EQUITY

178,978.59

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Budget Comparison Report
AS OF JUNE 30, 2011

PREPARED BY

WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
INCOME						
5110 ASSESSMENTS	\$20,825.00	\$20,825.00	\$0.00	\$187,425.00	\$187,425.00	\$0.00
5210 LATE FEE CHARGE	80.00	90.00	10.00	760.00	555.00	(205.00)
5220 COLLECTION COST REC	665.00	318.00	(347.00)	5,985.00	4,666.97	(1,318.03)
5240 CAPITALIZATION	0.00	0.00	0.00	0.00	150.00	150.00
5245 INTEREST INCOME	0.00	0.86	0.86	0.00	3.90	3.90
5255 MISC INCOME	50.00	100.00	50.00	100.00	725.00	625.00
5450 TRANSFERS TO RESERVE	(3,695.00)	(3,695.00)	0.00	(33,255.00)	(33,255.00)	0.00
TOTAL INCOME	17,925.00	17,638.86	(286.14)	161,015.00	160,270.87	(744.13)
EXPENSES						
7030 MANAGEMENT FEES	1,400.00	1,400.00	0.00	12,600.00	12,600.00	0.00
7040 LEGAL FEES	0.00	0.00	0.00	500.00	0.00	500.00
7045 LEGAL COLLECTIONS	665.00	318.00	347.00	5,985.00	4,666.97	1,318.03
7055 AUDIT FEES	1,200.00	0.00	1,200.00	1,200.00	1,200.00	0.00
7060 PRINTING & COPYING	80.00	49.05	30.95	760.00	1,116.75	(356.75)
7062 POSTAGE	30.00	30.84	(0.84)	300.00	291.78	8.22
7075 LICENSE,PERMITS,DUES	0.00	0.00	0.00	75.00	0.00	75.00
7080 NEWSLETTER PRODUCT	0.00	0.00	0.00	650.00	462.61	187.39
7085 ANNUAL MEETING	0.00	0.00	0.00	600.00	313.90	286.10
7086 BAD DEBT EXPENSE	1,500.00	1,141.25	358.75	4,500.00	2,468.49	2,031.51
7090 MISC ADMINISTRATIVE	100.00	37.00	63.00	1,000.00	683.05	316.95
TOTAL ADMINISTRATIVE	4,975.00	2,976.14	1,998.86	28,170.00	23,803.55	4,366.45
7130 INSURANCE	3,000.00	3,524.00	(524.00)	20,000.00	16,363.52	3,636.48
TOTAL TAXES & INSURANCE	3,000.00	3,524.00	(524.00)	20,000.00	16,363.52	3,636.48
7230 BLDG & FACILITY RPR	0.00	0.00	0.00	750.00	85.53	664.47
7250 LIGHT MAINTENANCE	0.00	0.00	0.00	500.00	0.00	500.00
7256 GARAGE REPAIRS	0.00	0.00	0.00	0.00	3.42	(3.42)
7260 GUTTER MAINTENANCE	0.00	0.00	0.00	0.00	(85.53)	85.53
7280 PLBG & SEWER MAINT	0.00	0.00	0.00	1,000.00	0.00	1,000.00

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	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
TOTAL BUILDING MAINT	0.00	0.00	0.00	2,250.00	3.42	2,246.58
7320 ELECTRIC	390.00	290.91	99.09	3,530.00	2,138.97	1,391.03
7370 WATER/SEWER	9,100.00	4,261.56	4,838.44	28,700.00	19,973.39	8,726.61
7380 TRASH REMOVAL	1,458.00	1,432.10	25.90	13,122.00	12,659.28	462.72
TOTAL UTILITIES	10,948.00	5,984.57	4,963.43	45,352.00	34,771.64	10,580.36
7415 LANDSCAPE CONTRACT	3,000.00	3,140.75	(140.75)	27,000.00	28,266.69	(1,266.69)
7420 LANDSCAPE RENOVATION	0.00	308.59	(308.59)	1,000.00	508.71	491.29
7425 TREE CARE	250.00	0.00	250.00	500.00	0.00	500.00
7426 TREE/TURF SPRAYING	0.00	275.00	(275.00)	0.00	912.00	(912.00)
7440 SPRINKLER SYS MAINT	1,300.00	1,015.89	284.11	4,100.00	5,769.64	(1,669.64)
7460 FENCE REPAIRS	0.00	1,225.00	(1,225.00)	1,000.00	4,230.00	(3,230.00)
TOTAL LANDSCAPE MAINT	4,550.00	5,965.23	(1,415.23)	33,600.00	39,687.04	(6,087.04)
7515 CONCRETE/LOT REPAIRS	1,500.00	0.00	1,500.00	1,500.00	0.00	1,500.00
TOTAL GROUNDS MAINTENANCE	1,500.00	0.00	1,500.00	1,500.00	0.00	1,500.00
7630 SNOW REMOVAL	0.00	0.00	0.00	8,600.00	4,615.35	3,984.65
7635 SIGN PURCH & REPAIRS	0.00	0.00	0.00	250.00	0.00	250.00
TOTAL SNOW/ROAD MAINT	0.00	0.00	0.00	8,850.00	4,615.35	4,234.65
7715 ASSOCIATION PICNIC	0.00	0.00	0.00	600.00	0.00	600.00
TOTAL OTHER EXPENSES	0.00	0.00	0.00	600.00	0.00	600.00
7810 POOL/SPA CONTRACT	1,000.00	750.00	250.00	3,000.00	3,750.00	(750.00)
7815 POOL SUPPLIES/REPAIR	400.00	1,900.63	(1,500.63)	1,700.00	5,134.35	(3,434.35)
TOTAL REC/FACILITY EXP	1,400.00	2,650.63	(1,250.63)	4,700.00	8,884.35	(4,184.35)
TOTAL EXPENSES	26,373.00	21,100.57	5,272.43	145,022.00	128,128.87	16,893.13
NET PROFIT/LOSS	(8,448.00)	(3,461.71)	4,986.29	15,993.00	32,142.00	16,149.00

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	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
RESERVE REVENUE						
9200 TRANSFER TO RESERVES	3,695.00	3,695.00	0.00	33,255.00	33,255.00	0.00
9350 INTEREST INCOME	0.00	3.73	3.73	0.00	38.00	38.00
TOTAL REVENUE	3,695.00	3,698.73	3.73	33,255.00	33,293.00	38.00
EXPENSE						
9518 FENCE REPAIRS	0.00	0.00	0.00	0.00	8,934.00	(8,934.00)
9525 LANDSCAPING	0.00	0.00	0.00	0.00	1,751.00	(1,751.00)
9528 TREES	0.00	0.00	0.00	0.00	7,810.00	(7,810.00)
9545 KEYS	0.00	0.00	0.00	0.00	1,863.00	(1,863.00)
9570 BANK CHARGES	0.00	0.00	0.00	0.00	140.00	(140.00)
TOTAL EXPENSES	0.00	0.00	0.00	0.00	20,498.00	(20,498.00)
EXCESS/LOSS OF RESERVES	3,695.00	3,698.73	3.73	33,255.00	12,795.00	(20,460.00)