

Greenville Overlook Maintenance Corp.

FINANCIAL STATEMENT

August 31, 2024

Greenville Overlook
Balance Sheet
As of August 31, 2024

	Aug 31, 24
ASSETS	
Current Assets	
Checking/Savings	
Operating Accounts	
Pacific Western Checking	68,629.43
Total Operating Accounts	68,629.43
Reserve Accounts	
Pacific Western MM	29,333.66
Treasury Direct Account	
T-Bill 09/24/24	74,386.33
T-Bill 11//21/24	73,043.50
T-Bill 02/20/25	71,439.62
Total Treasury Direct Account	218,869.45
Total Reserve Accounts	248,203.11
Total Checking/Savings	316,832.54
Accounts Receivable	
Accounts Receivable	18,343.28
Total Accounts Receivable	18,343.28
Total Current Assets	335,175.82
TOTAL ASSETS	335,175.82
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	3,317.38
Total Accounts Payable	3,317.38
Other Current Liabilities	
Accrued Landscape Maintenance	13,375.00
Prepaid Assessments	2,061.54
Total Other Current Liabilities	15,436.54
Total Current Liabilities	18,753.92
Total Liabilities	18,753.92
Equity	
Operating Equity	25,773.90
Reserves	
Prior Year Fund Balance	218,965.46
Current Year Contributions	23,040.00
Interest	7,580.82
Expenses	
Reserve Study	-1,612.50
Total Expenses	-1,612.50
Total Reserves	247,973.78
Net Income	42,674.22
Total Equity	316,421.90
TOTAL LIABILITIES & EQUITY	335,175.82

Greenville Overlook
 Budget Comparison - Monthly
 August 2024

	Aug 24	Budget	\$ Over Budget
Income			
Income			
Association Fees	53,000.00	60,000.00	-7,000.00
Late Fees	38.92	0.00	38.92
Misc. Income	375.00	0.00	375.00
Total Income	53,413.92	60,000.00	-6,586.08
Total Income	53,413.92	60,000.00	-6,586.08
Expense			
Administrative Expenses			
Office Expenses	523.12	250.00	273.12
Management	1,320.00	1,320.00	0.00
Accounting & Audit	450.00	450.00	0.00
Legal Fees - General	210.00	250.00	-40.00
Total Administrative Expenses	2,503.12	2,270.00	233.12
Utilities			
Water - Sprinkler	15.05	215.00	-199.95
Utilities - Electric	36.16	39.50	-3.34
Internet - Cameras	178.00	208.35	-30.35
Total Utilities	229.21	462.85	-233.64
Grounds Expenses			
Landscape Management	2,675.00	2,675.00	0.00
Tree Maintenance	1,200.00	1,200.00	0.00
Basin Management	1,150.00	1,150.00	0.00
Total Grounds Expenses	5,025.00	5,025.00	0.00
Reserve Expense			
Contributions	2,880.00	2,880.00	0.00
Total Reserve Expense	2,880.00	2,880.00	0.00
Total Expense	10,637.33	10,637.85	-0.52
Net Income	42,776.59	49,362.15	-6,585.56

Greenville Overlook
 Budget Comparison - YTD
 January through August 2024

	Jan - Aug 24	Budget	\$ Over Budget
Income			
Income			
Income			
Association Fees	113,000.00	120,000.00	-7,000.00
Late Fees	202.22	0.00	202.22
Legal Income	663.51	0.00	663.51
Misc. Income	2,800.00	0.00	2,800.00
Total Income	116,665.73	120,000.00	-3,334.27
Total Income	116,665.73	120,000.00	-3,334.27
Expense			
Administrative Expenses			
Office Expenses	1,566.02	1,295.00	271.02
Management	10,560.00	10,560.00	0.00
Accounting & Audit	450.00	450.00	0.00
Insurance	1,155.00	1,250.00	-95.00
Taxes	658.00	875.00	-217.00
Legal Fees - General	2,847.50	2,000.00	847.50
Legal Fees - Collections	663.51	0.00	663.51
Total Administrative Expenses	17,900.03	16,430.00	1,470.03
Utilities			
Water - Sprinkler	124.19	725.00	-600.81
Utilities - Electric	343.31	316.50	26.81
Internet - Cameras	1,623.98	1,666.60	-42.62
Total Utilities	2,091.48	2,708.10	-616.62
Grounds Expenses			
Landscape Management	13,975.00	13,975.00	0.00
General Maintenance	385.00	385.00	0.00
Tree Maintenance	6,225.00	6,225.00	0.00
Basin Management	6,900.00	6,900.00	0.00
Snow Removal	3,475.00	3,750.00	-275.00
Total Grounds Expenses	30,960.00	31,235.00	-275.00
Reserve Expense			
Contributions	23,040.00	23,040.00	0.00
Total Reserve Expense	23,040.00	23,040.00	0.00
Total Expense	73,991.51	73,413.10	578.41
Net Income	42,674.22	46,586.90	-3,912.68