

East Village Homeowners Association
Profit & Loss Statements
January through December 2022

Accrual Basis

	Jan - Dec 22	Jan - Dec 21
Ordinary Income/Expense		
Income		
HOA Dues	43,200.00	43,200.00
Initial Assessment Fees	600.00	400.00
Total Income	43,800.00	43,600.00
Gross Profit	43,800.00	43,600.00
Expense		
Association Annual Meeting	418.62	0.00
Backflow Test	0.00	57.00
Landscaping		
Additional Maintenance	3,991.23	2,282.03
Annual Maintenance Contract	16,140.84	15,930.84
Backyard Irrigation Review	1,336.45	0.00
Miscellaneous Projects	0.00	131.40
Tree & Wetlands Maintenance	3,637.50	2,165.00
Total Landscaping	25,106.02	20,509.27
Liability Insurance	623.00	665.00
Licenses and Permits	100.00	50.00
Office Expense	0.00	147.97
P.O. Box Rent	180.00	110.04
Postage	61.40	87.20
Professional Fees		
Bookkeeping	1,920.00	1,590.00
Total Professional Fees	1,920.00	1,590.00
Utilities		
Electric	791.40	755.23
Fire Guard	726.96	727.34
Water	7,218.62	8,643.05
Total Utilities	8,736.98	10,125.62
Total Expense	37,146.02	33,342.10
Net Ordinary Income	6,653.98	10,257.90
Other Income/Expense		
Other Income		
Interest Income	10.15	16.41
Total Other Income	10.15	16.41
Other Expense		
Capital Reserve Study Update	450.00	225.00
Landscape Redesign - Architect	7,500.00	0.00
Landscape Redesign - Legal	350.00	0.00
Sidewalk Repairs	2,675.00	3,175.00
Total Other Expense	10,975.00	3,400.00
Net Other Income	-10,964.85	-3,383.59
Net Income	-4,310.87	6,874.31

East Village Homeowners Association
Comparative Balance Sheets
As of December 31, 2022 and 2021

Accrual Basis

	<u>Dec 31, 22</u>	<u>Dec 31, 21</u>
ASSETS		
Current Assets		
Checking/Savings		
People's Bank Checking	27,012.70	32,058.72
People's Bank Reserve Account	33,173.14	33,162.99
Total Checking/Savings	60,185.84	65,221.71
Accounts Receivable		
Accounts Receivable - Dues	400.00	1,350.00
Total Accounts Receivable	400.00	1,350.00
Other Current Assets		
Undeposited Funds	1,800.00	800.00
Total Other Current Assets	1,800.00	800.00
Total Current Assets	62,385.84	67,371.71
TOTAL ASSETS	<u><u>62,385.84</u></u>	<u><u>67,371.71</u></u>
LIABILITIES & EQUITY		
Liabilities		
Current Liabilities		
Other Current Liabilities		
Prepaid Dues - Unearned	5,200.00	5,875.00
Total Other Current Liabilities	5,200.00	5,875.00
Total Current Liabilities	5,200.00	5,875.00
Total Liabilities	5,200.00	5,875.00
Equity		
Opening Bal Equity	100.00	100.00
Retained Earnings	61,396.71	54,522.40
Net Income	-4,310.87	6,874.31
Total Equity	57,185.84	61,496.71
TOTAL LIABILITIES & EQUITY	<u><u>62,385.84</u></u>	<u><u>67,371.71</u></u>

East Village Homeowners Association
Approved Budget
2023

	<u>2023</u>
Ordinary Income/Expense	
Income	
Initial Assessment Fees	400.00
HOA Dues	<u>43,200.00</u>
Total Income	<u>43,600.00</u>
Expense	
Association Annual Meeting	500.00
Liability Insurance	650.00
Landscaping	
Annual Maintenance Contract	16,200.00
Additional Landscaping Maintenance	4,000.00
Tree and Wetlands Maintenance	<u>4,000.00</u>
Total Landscaping	24,200.00
Licenses and Permits	100.00
Postage and Office Supplies	100.00
Post Office Box	200.00
Bookkeeping	1,920.00
Utilities	
Water	8,000.00
Fire Guard	750.00
Electric	<u>800.00</u>
Total Utilities	<u>9,550.00</u>
Total Expense	<u>37,220.00</u>
Net Ordinary Income	<u>6,380.00</u>
Other Income <Expense>	
Interest Income	50.00
Capital Reserve Study	-450.00
Driveway & Sidewalk Repairs	<u>-3,000.00</u>
Total Other Income <Expense>	<u>-3,400.00</u>
Net Income	<u><u>2,980.00</u></u>
Operating Account Transfers	
To Reserve Account	<u><u>2,060.00</u></u>