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07/21/22

Accrual Basis

Vista Pointe Townhome Association

Balance Sheet

As of June 30, 2022

	Jun 30, 22
ASSETS	
Current Assets	
Checking/Savings	
Money Market CSBT	295,601.49
Operating CSBT	15,747.85
Total Checking/Savings	311,349.34
Accounts Receivable	
Accounts Receivable	-7,971.00
Total Accounts Receivable	-7,971.00
Total Current Assets	303,378.34
TOTAL ASSETS	303,378.34
LIABILITIES & EQUITY	
Equity	
Operating Equity	15,000.00
Reserve Equity	307,505.49
Retained Earnings	56.80
Net Income	-19,183.95
Total Equity	303,378.34
TOTAL LIABILITIES & EQUITY	303,378.34

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07/21/22

Accrual Basis

Vista Pointe Townhome Association

Profit & Loss Budget vs. Actual

January through June 2022

	Jan - Jun 22	Budget	\$ Over Budget	% of Budget
Income				
Assessments	97,290.00	97,290.00	0.00	100.0%
Interest Income	110.10	90.00	20.10	122.3%
Miscellaneous	1,090.00			
Total Income	98,490.10	97,380.00	1,110.10	101.1%
Expense				
100 Management	5,400.00	5,400.00	0.00	100.0%
110 Communications	0.00	282.00	-282.00	0.0%
120 Taxes & Fees	0.00	60.00	-60.00	0.0%
200 Insurance	51,224.22	24,000.00	27,224.22	213.4%
210 Professional Fees	0.00	1,200.00	-1,200.00	0.0%
300 Electric	214.05	240.00	-25.95	89.2%
310 Water	7,482.71	9,990.00	-2,507.29	74.9%
320 Sewer	0.00	6,000.00	-6,000.00	0.0%
330 Trash Removal	4,644.00	4,566.00	78.00	101.7%
400 Building Maintenance	0.00	1,200.00	-1,200.00	0.0%
410 Grounds Maintenance-Contract	10,472.03	9,000.00	1,472.03	116.4%
420 Grounds maint/trees/sprink	6,185.04	10,500.00	-4,314.96	58.9%
430 Sprinkler	0.00	0.00	0.00	0.0%
450 Snow Removal	8,344.00	4,500.00	3,844.00	185.4%
460 Pool	0.00	3,000.00	-3,000.00	0.0%
500 Reserves	0.00	17,442.00	-17,442.00	0.0%
510 Reserve Expenditures	23,708.00			
Total Expense	117,674.05	97,380.00	20,294.05	120.8%
Net Income	-19,183.95	0.00	-19,183.95	100.0%