



**InfoHOA.com**

**Financial Report Package**

**April FY2024**

**Prepared for**

**Middle Sound Village Association**

**By**

**InfoHOA.com**

\*Denotes a financial account that is controlled by this Association . The information reported is sent from the Association's Treasurer, or other designated Officer and/or Board Member of the Association to the managing agent and is believed to be true and accurate at the time of this report. Neither InfoHOA or the managing agent have any custodial control of these funds and neither makes any guarantee or warranty that such funds actually exist. The funds reflected in this report are in no way guaranteed or insured by InfoHOA or the managing agent. No Fidelity Insurance, Professional Liability Insurance, Errors and Omissions Insurance, or any other insurance maintained by InfoHOA or the managing agent indemnifies financial accounts that are not in the custody of InfoHOA or the managing agent. This Association is a separate legal entity employing a managing agent and InfoHOA.

<b>Assets</b>		
Bank Accounts		
10-1030-00 Working Fund - EB - 4621	\$13,663.61	
10-1035-00 Reserve Fund - EB - 4648	10,033.08	
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Total Bank Accounts:		\$23,696.69
Accounts Receivable		
12-1260-00 Undeposited Funds	3,851.65	
12-1261-00 Undeposited Funds - Reserve	17,675.87	
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Total Accounts Receivable:		\$21,527.52
<b>Total Assets:</b>		<b>\$45,224.21</b>
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<b>Liabilities &amp; Equity</b>		
Other Current Liabilities		
30-3310-00 Prepaid Owner Assessment	1,780.00	
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Total Other Current Liabilities:		\$1,780.00
Equity		
55-5510-00 Retained Earnings	25,830.37	
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Total Equity:		\$25,830.37
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Net Income Gain / Loss	17,613.84	
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		\$17,613.84
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<b>Total Liabilities &amp; Equity:</b>		<b>\$45,224.21</b>
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Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>OPERATING INCOME</b>							
<b>Income</b>							
6310-00 Assessments	\$20,849.00	\$8,383.33	\$12,465.67	\$48,462.00	\$33,533.32	\$14,928.68	\$100,600.00
6439-00 Late Fees	-	-	-	160.00	-	160.00	-
6480-00 Interest Earned	22.56	-	22.56	33.08	-	33.08	-
6481-00 Operating Interest	-	-	-	0.22	-	0.22	-
6484-00 Reserve Interest	-	-	-	98.82	-	98.82	-
6915-00 Misc. Income	-	-	-	9,000.00	-	9,000.00	-
<b>Total Income</b>	<b>\$20,871.56</b>	<b>\$8,383.33</b>	<b>\$12,488.23</b>	<b>\$57,754.12</b>	<b>\$33,533.32</b>	<b>\$24,220.80</b>	<b>\$100,600.00</b>
<b>Total OPERATING INCOME</b>	<b>\$20,871.56</b>	<b>\$8,383.33</b>	<b>\$12,488.23</b>	<b>\$57,754.12</b>	<b>\$33,533.32</b>	<b>\$24,220.80</b>	<b>\$100,600.00</b>
<b>OPERATING EXPENSE</b>							
<b>Expense</b>							
7010-00 Management Fees	250.00	250.00	-	1,575.00	1,000.00	(575.00)	3,000.00
7017-00 Initial Set Up	250.00	-	(250.00)	250.00	-	(250.00)	-
7020-00 Tax, Accounting & Audit Fees	-	15.00	15.00	-	60.00	60.00	180.00
7280-00 Insurance Premium	5.00	70.83	65.83	221.00	283.32	62.32	850.00
7400-00 Office Expenses	149.83	58.33	(91.50)	349.45	233.32	(116.13)	700.00
<b>Total Expense</b>	<b>\$654.83</b>	<b>\$394.16</b>	<b>(\$260.67)</b>	<b>\$2,395.45</b>	<b>\$1,576.64</b>	<b>(\$818.81)</b>	<b>\$4,730.00</b>
<b>Utilities</b>							
8930-00 Electric	-	416.17	416.17	1,250.70	1,664.68	413.98	4,994.00
8950-00 Trash Removal	833.30	815.42	(17.88)	3,686.42	3,261.68	(424.74)	9,785.00
8965-00 Water and Sewer	-	-	-	34.63	-	(34.63)	-
<b>Total Utilities</b>	<b>\$833.30</b>	<b>\$1,231.59</b>	<b>\$398.29</b>	<b>\$4,971.75</b>	<b>\$4,926.36</b>	<b>(\$45.39)</b>	<b>\$14,779.00</b>
<b>Maintenance</b>							
9006-00 Landscaping - Contract	-	2,775.00	2,775.00	14,000.00	11,100.00	(2,900.00)	33,300.00
9007-00 Landscaping - Non-Contract	-	-	-	38.43	-	(38.43)	-
9011-00 Tree Removal	-	-	-	600.00	-	(600.00)	-
9014-00 Mulch	3,500.00	291.67	(3,208.33)	3,500.00	1,166.68	(2,333.32)	3,500.00
9053-00 Landscaping - Other	632.60	41.67	(590.93)	1,563.63	166.68	(1,396.95)	500.00
9110-00 Repair & Maintenance	-	125.00	125.00	40.00	500.00	460.00	1,500.00
9115-00 Building Repair & Maintenance	-	-	-	371.45	-	(371.45)	-
9271-00 Pine Straw	-	800.00	800.00	-	3,200.00	3,200.00	9,600.00
9365-00 Pet Waste Cleanup	-	60.00	60.00	-	240.00	240.00	720.00
9367-00 Pest Control	975.00	81.25	(893.75)	975.00	325.00	(650.00)	975.00
9530-00 Storm Water Management	185.66	60.08	(125.58)	185.66	240.32	54.66	721.00
9550-00 Pond	-	-	-	180.25	-	(180.25)	-
9563-00 Turf Rejuvenation	650.00	270.83	(379.17)	650.00	1,083.32	433.32	3,250.00
<b>Total Maintenance</b>	<b>\$5,943.26</b>	<b>\$4,505.50</b>	<b>(\$1,437.76)</b>	<b>\$22,104.42</b>	<b>\$18,022.00</b>	<b>(\$4,082.42)</b>	<b>\$54,066.00</b>
<b>Reserves</b>							
9907-00 Reserve Transfer (M)	-	1,252.08	1,252.08	-	5,008.32	5,008.32	15,025.00
9910-00 Planned Reserve Contribution	-	-	-	10,668.66	-	(10,668.66)	-
9935-00 Reserve Transfer - SWM	-	1,000.00	1,000.00	-	4,000.00	4,000.00	12,000.00
<b>Total Reserves</b>	<b>\$-</b>	<b>\$2,252.08</b>	<b>\$2,252.08</b>	<b>\$10,668.66</b>	<b>\$9,008.32</b>	<b>(\$1,660.34)</b>	<b>\$27,025.00</b>
<b>Total OPERATING EXPENSE</b>	<b>\$7,431.39</b>	<b>\$8,383.33</b>	<b>\$951.94</b>	<b>\$40,140.28</b>	<b>\$33,533.32</b>	<b>(\$6,606.96)</b>	<b>\$100,600.00</b>
<b>Net Income:</b>	<b>\$13,440.17</b>	<b>\$0.00</b>	<b>\$13,440.17</b>	<b>\$17,613.84</b>	<b>\$0.00</b>	<b>\$17,613.84</b>	<b>\$0.00</b>