

Steeplechase Community Services Association

Balance Sheet as of 10/31/2021

Asset	Operating	Replacement	Total
Assets			
Operating Cash - Alliance	\$101,751.69		\$101,751.69
Owner Receivable	\$4,229.67		\$4,229.67
Allowance for Doubtful Accts	(\$6,061.10)		(\$6,061.10)
Due from Replacement/Repair	\$93,303.79		\$93,303.79
Total Assets	\$193,224.05		\$193,224.05
Ameritrade Investment Account			
Replacement Cash - Ameritrade	\$35,555.98	\$418,159.28	\$453,715.26
Unrealized Gain/(Loss) - Ameri		\$6,493.54	\$6,493.54
Total Ameritrade Investment Account	\$35,555.98	\$424,652.82	\$460,208.80
Total Asset	\$228,780.03	\$424,652.82	\$653,432.85
Liability / Equity			
Assets			
Allowance for Doubtful Accts	\$1,339.76		\$1,339.76
Total Assets	\$1,339.76		\$1,339.76
Liabilities			
Prepaid Owner Assessments	\$9,963.12		\$9,963.12
Due to Operating Fund		\$93,303.79	\$93,303.79
Total Liabilities	\$9,963.12	\$93,303.79	\$103,266.91
Equity			
Net Income	\$28,368.95	(\$70,195.22)	(\$41,826.27)
Fund Balance	\$189,108.20	\$395,050.71	\$584,158.91
Unrealized Gain/(Loss) Invest		\$6,493.54	\$6,493.54
Total Equity	\$217,477.15	\$331,349.03	\$548,826.18
Total Liability / Equity	\$228,780.03	\$424,652.82	\$653,432.85

Steeplechase Community Services Association

Statement of Revenues and Expenses 10/1/2021 - 10/31/2021

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
41100 - Operating Assessments	22,822.74	22,823.25	(.51)	228,227.40	228,232.50	(5.10)	273,879.00
44110 - Interest	20.68	7.00	13.68	238.14	70.00	168.14	84.00
47100 - Resale Certificates	125.00	250.00	(125.00)	2,250.00	1,375.00	875.00	1,375.00
47150 - Fines	-	100.00	(100.00)	-	1,000.00	(1,000.00)	1,200.00
47250 - Late Fees	80.00	-	80.00	1,100.00	-	1,100.00	-
47850 - Comcast Commissions	(799.71)	-	(799.71)	-	-	-	-
47900 - Miscellaneous	50.00	300.00	(250.00)	(139.55)	3,000.00	(3,139.55)	3,600.00
Total Income	22,298.71	23,480.25	(1,181.54)	231,675.99	233,677.50	(2,001.51)	280,138.00
Total Income	22,298.71	23,480.25	(1,181.54)	231,675.99	233,677.50	(2,001.51)	280,138.00

Operating Expense

Administrative							
50100 - Bad Debts	-	-	-	2,072.19	-	(2,072.19)	-
50400 - Social Functions	-	-	-	6,960.11	5,000.00	(1,960.11)	5,000.00
50410 - Welcome Committee	-	-	-	681.90	800.00	118.10	800.00
50420 - Annual Owners' Meeting	-	-	-	1,000.00	-	(1,000.00)	6,500.00
50430 - Contributions	-	-	-	1,350.00	1,500.00	150.00	1,500.00
50700 - Financial Instit, Charges	-	-	-	10.00	-	(10.00)	-
50900 - Misc. Assn. Expenses	-	-	-	560.00	350.00	(210.00)	350.00
50910 - Web Site Expenses	-	-	-	700.00	2,000.00	1,300.00	2,000.00
51000 - Taxes	24.00	-	(24.00)	96.00	100.00	4.00	100.00
52000 - Insurance	-	400.00	400.00	2,739.00	4,000.00	1,261.00	4,800.00
53800 - Stenographic	-	100.00	100.00	400.00	500.00	100.00	600.00
53850 - Collection Costs	17.00	300.00	283.00	742.44	3,150.00	2,407.56	3,750.00
53900 - Other Office Services	72.31	150.00	77.69	1,416.71	1,500.00	83.29	1,800.00
53910 - Newsletter Copies	-	-	-	396.26	2,000.00	1,603.74	2,000.00
54200 - Postage	43.34	-	(43.34)	1,119.82	300.00	(819.82)	300.00
54210 - Newsletter Postage	-	-	-	169.32	175.00	5.68	175.00
54300 - Stationery/Printing	174.00	174.00	-	2,115.00	2,416.00	301.00	2,764.00
54310 - Committee Expenses	-	-	-	1,174.29	500.00	(674.29)	500.00
55100 - Accountant	-	-	-	-	5,000.00	5,000.00	5,000.00
55300 - Attorney Fees	960.00	450.00	(510.00)	1,182.00	4,500.00	3,318.00	5,400.00
55400 - Management Fees	4,250.00	4,250.00	-	42,500.00	42,500.00	-	51,000.00
Total Administrative	5,540.65	5,824.00	283.35	67,385.04	76,291.00	8,905.96	94,339.00

Landscaping

Steeplechase Community Services Association

Statement of Revenues and Expenses 10/1/2021 - 10/31/2021

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
68200 - Lawn Maintenance	17,235.50	8,000.00	(9,235.50)	65,714.55	56,000.00	(9,714.55)	56,000.00
68400 - Shrub Purchase/Care	1,000.00	2,282.00	1,282.00	31,121.72	19,647.00	(11,474.72)	19,647.00
68410 - Landscape Improvements	-	-	-	-	5,000.00	5,000.00	5,000.00
68420 - Annual Flowers	-	-	-	2,778.36	1,200.00	(1,578.36)	1,200.00
68440 - Chemical Applications	4,066.00	-	(4,066.00)	13,598.00	11,000.00	(2,598.00)	11,000.00
68900 - Other Landscaping Svcs.	2,693.34	3,884.00	1,190.66	8,172.79	11,652.00	3,479.21	11,652.00
Total Landscaping	24,994.84	14,166.00	(10,828.84)	121,385.42	104,499.00	(16,886.42)	104,499.00
Maintenance							
72000 - Roads/Parking/Drives	-	-	-	-	7,600.00	7,600.00	7,600.00
73000 - Utility Repairs	-	-	-	-	700.00	700.00	700.00
73200 - Utility Repairs-Electric	-	-	-	1,796.80	2,000.00	203.20	2,000.00
74100 - Snow Removal	-	-	-	7,520.00	15,800.00	8,280.00	19,600.00
75000 - Misc. Maintenance	-	-	-	-	2,000.00	2,000.00	2,000.00
77050 - Holiday Decorations	2,979.95	-	(2,979.95)	2,979.95	2,500.00	(479.95)	14,500.00
77500 - Contingency	-	2,500.00	2,500.00	-	24,800.00	24,800.00	29,800.00
Total Maintenance	2,979.95	2,500.00	(479.95)	12,296.75	55,400.00	43,103.25	76,200.00
Utilities							
76100 - Electric	194.40	250.00	55.60	1,730.62	2,500.00	769.38	3,000.00
76300 - Water	16.83	75.00	58.17	509.21	750.00	240.79	900.00
Total Utilities	211.23	325.00	113.77	2,239.83	3,250.00	1,010.17	3,900.00
Total Expense	33,726.67	22,815.00	(10,911.67)	203,307.04	239,440.00	36,132.96	278,938.00
Operating Net Total	(11,427.96)	665.25	(12,093.21)	28,368.95	(5,762.50)	34,131.45	1,200.00

Steeplechase Community Services Association

Statement of Revenues and Expenses 10/1/2021 - 10/31/2021

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Replacement Income							
Income							
84110 - Replace/Repair Assess.	3,163.00	3,163.00	-	31,630.00	31,630.00	-	37,956.00
84420 - Interest/Dividends	304.25	900.00	(595.75)	8,577.52	9,000.00	(422.48)	10,800.00
84440 - Gain on Investment	-	2,000.00	(2,000.00)	-	20,000.00	(20,000.00)	24,000.00
84710 - Transfer Fee	1,700.00	850.00	850.00	18,700.00	10,200.00	8,500.00	11,050.00
84760 - Comcast Commission	799.71	-	799.71	2,353.26	2,328.00	25.26	3,104.00
Total Income	5,966.96	6,913.00	(946.04)	61,260.78	73,158.00	(11,897.22)	86,910.00
Total Income	5,966.96	6,913.00	(946.04)	61,260.78	73,158.00	(11,897.22)	86,910.00
Replacement Expense							
Expenses							
85070 - Financial Instit. Charges	-	-	-	57.95	-	(57.95)	-
85100 - Income Taxes	-	-	-	13,770.00	4,500.00	(9,270.00)	4,500.00
86410 - Landscape Improvements	-	-	-	11,297.05	15,000.00	3,702.95	15,000.00
86450 - Concrete Repair	-	-	-	-	15,000.00	15,000.00	15,000.00
87200 - Roads/Parking/Drives	-	-	-	105,981.00	50,000.00	(55,981.00)	50,000.00
87500 - Misc. Maintenance	-	-	-	350.00	1,500.00	1,150.00	1,500.00
Total Expenses	-	-	-	131,456.00	86,000.00	(45,456.00)	86,000.00
Total Expense	-	-	-	131,456.00	86,000.00	(45,456.00)	86,000.00
Replacement Net Total	5,966.96	6,913.00	(946.04)	(70,195.22)	(12,842.00)	(57,353.22)	910.00
Net Total	(5,461.00)	7,578.25	(13,039.25)	(41,826.27)	(18,604.50)	(23,221.77)	2,110.00