

# Monthly Income Statement

## Alliance Property Management

Properties: Stone Creek Canyon HOA - 4475 S Stone Creek Road West Haven, UT 84401

As of: Mar 2020

Level of Detail: Detail View

Account Name	Selected Month
<b>Operating Income &amp; Expense</b>	
<b>Income</b>	
HOA Dues	23,338.80
Parking	780.00
Discount/Promotion	-350.00
Adjustment	0.00
Clubhouse Rental Fee	325.00
Late Fees	339.30
<b>Total Operating Income</b>	<b>24,433.10</b>
<b>Expense</b>	
Management Fees	1,637.00
Miscellaneous	0.00
<b>Cleaning and Maintenance</b>	
Cleaning (Common Areas)	0.00
<b>Total Cleaning and Maintenance</b>	<b>0.00</b>
<b>Common Area Maint.</b>	
Yard Maintenance	6,282.75
Maintenance/Repair	227.00
<b>Total Common Area Maint.</b>	<b>6,509.75</b>
<b>Supplies</b>	
Copies	83.60
Office Supplies	68.50
Postage and Delivery	137.00
<b>Total Supplies</b>	<b>289.10</b>
<b>Utility Expenses</b>	
Electric Utility Expense	303.24
Garbage Removal	1,059.37
Gas Utility Expense	114.14
Water and Sewer	4,443.00
Internet	114.68
<b>Total Utility Expenses</b>	<b>6,034.43</b>
<b>Total Operating Expense</b>	<b>14,470.28</b>
<b>NOI - Net Operating Income</b>	<b>9,962.82</b>
<b>Other Income &amp; Expense</b>	
<b>Other Income</b>	
Reserve Account Revenue	8,228.84
Interest Earned	114.67
<b>Total Other Income</b>	<b>8,343.51</b>
<b>Net Other Income</b>	<b>8,343.51</b>

## Monthly Income Statement

Account Name	Selected Month
Total Income	32,776.61
Total Expense	14,470.28
Net Income	<b>18,306.33</b>

## Annual Budget - Comparative

Properties: Stone Creek Canyon HOA - 4475 S Stone Creek Road West Haven, UT 84401

As of: Mar 2020

Additional Account Types: None

Level of Detail: Detail View

Account Name	MTD Actual	MTD Budget	MTD \$ Var.	MTD % Var.	YTD Actual	YTD Budget	YTD \$ Var.	YTD % Var.	Annual Budget
<b>Income</b>									
HOA Dues	23,338.80	21,246.17	2,092.63	9.85%	63,616.23	63,738.51	-122.28	-0.19%	254,954.03
Parking	780.00	800.00	-20.00	-2.50%	2,288.28	2,400.00	-111.72	-4.66%	9,600.00
Discount/ Promotion	-350.00	0.00	-350.00	0.00%	-390.00	0.00	-390.00	0.00%	0.00
Adjustment	0.00	0.00	0.00	0.00%	-500.00	0.00	-500.00	0.00%	0.00
Clubhouse Rental Fee	325.00	0.00	325.00	0.00%	435.00	0.00	435.00	0.00%	0.00
Late Fees	339.30	0.00	339.30	0.00%	753.10	0.00	753.10	0.00%	0.00
<b>Total Operating Income</b>	<b>24,433.10</b>	<b>22,046.17</b>	<b>2,386.93</b>	<b>10.83%</b>	<b>66,202.61</b>	<b>66,138.51</b>	<b>64.10</b>	<b>0.10%</b>	<b>264,554.03</b>
<b>Expense</b>									
Insurance	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	23,000.00
Legal and Professional	0.00	416.67	416.67	100.00%	0.00	1,250.01	1,250.01	100.00%	5,000.00
Licenses	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	20.00
Management Fees	1,637.00	1,637.00	0.00	0.00%	4,911.00	4,911.00	0.00	0.00%	19,644.00
Miscellaneous	0.00	225.17	225.17	100.00%	106.17	675.51	569.34	84.28%	2,702.03
Swimming Pool	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	13,000.00
Bank Fees	0.00	2.09	2.09	100.00%	0.00	6.27	6.27	100.00%	25.00
<b>Cleaning and Maintenance</b>									
Cleaning (Common Areas)	0.00	83.34	83.34	100.00%	57.50	250.02	192.52	77.00%	1,000.00
<b>Total Cleaning and Maintenance</b>	<b>0.00</b>	<b>83.34</b>	<b>83.34</b>	<b>100.00%</b>	<b>57.50</b>	<b>250.02</b>	<b>192.52</b>	<b>77.00%</b>	<b>1,000.00</b>
<b>Common Area Maint.</b>									
Sprinkler Repairs/ Maintenance	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	13,000.00

## Annual Budget - Comparative

Account Name	MTD Actual	MTD Budget	MTD \$ Var.	MTD % Var.	YTD Actual	YTD Budget	YTD \$ Var.	YTD % Var.	Annual Budget
Yard Maintenance	6,282.75	6,404.00	121.25	1.89%	18,848.25	19,212.00	363.75	1.89%	76,848.00
Maintenance/Repair	227.00	2,500.00	2,273.00	90.92%	350.53	7,500.00	7,149.47	95.33%	30,000.00
<b>Total Common Area Maint.</b>	<b>6,509.75</b>	<b>8,904.00</b>	<b>2,394.25</b>	<b>26.89%</b>	<b>19,198.78</b>	<b>26,712.00</b>	<b>7,513.22</b>	<b>28.13%</b>	<b>119,848.00</b>
<b>Contractors</b>									
Pest Control	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	500.00
<b>Total Contractors</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00%</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00%</b>	<b>500.00</b>
<b>Supplies</b>									
Copies	83.60	10.00	-73.60	-736.00%	93.35	45.00	-48.35	-107.44%	150.00
Office Supplies	68.50	12.50	-56.00	-448.00%	76.25	37.50	-38.75	-103.33%	175.00
Postage and Delivery	137.00	60.00	-77.00	-128.33%	150.00	195.00	45.00	23.08%	750.00
<b>Total Supplies</b>	<b>289.10</b>	<b>82.50</b>	<b>-206.60</b>	<b>-250.42%</b>	<b>319.60</b>	<b>277.50</b>	<b>-42.10</b>	<b>-15.17%</b>	<b>1,075.00</b>
<b>Utility Expenses</b>									
Electric Utility Expense	303.24	541.67	238.43	44.02%	1,031.12	1,625.01	593.89	36.55%	6,500.00
Garbage Removal	1,059.37	1,083.34	23.97	2.21%	3,178.11	3,250.02	71.91	2.21%	13,000.00
Gas Utility Expense	114.14	250.00	135.86	54.34%	450.59	750.00	299.41	39.92%	3,000.00
Secondary Water	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	750.00
Water and Sewer	4,443.00	4,500.00	57.00	1.27%	13,386.60	13,500.00	113.40	0.84%	54,000.00
Internet	114.68	125.00	10.32	8.26%	344.05	375.00	30.95	8.25%	1,500.00
<b>Total Utility Expenses</b>	<b>6,034.43</b>	<b>6,500.01</b>	<b>465.58</b>	<b>7.16%</b>	<b>18,390.47</b>	<b>19,500.03</b>	<b>1,109.56</b>	<b>5.69%</b>	<b>78,750.00</b>
<b>Total Operating Expense</b>	<b>14,470.28</b>	<b>17,850.78</b>	<b>3,380.50</b>	<b>18.94%</b>	<b>42,983.52</b>	<b>53,582.34</b>	<b>10,598.82</b>	<b>19.78%</b>	<b>264,564.03</b>
Total Operating Income	24,433.10	22,046.17	2,386.93	10.83%	66,202.61	66,138.51	64.10	0.10%	264,554.03

## Annual Budget - Comparative

Account Name	MTD Actual	MTD Budget	MTD \$ Var.	MTD % Var.	YTD Actual	YTD Budget	YTD \$ Var.	YTD % Var.	Annual Budget
Total Operating Expense	14,470.28	17,850.78	3,380.50	18.94%	42,983.52	53,582.34	10,598.82	19.78%	264,564.03
<b>NOI - Net Operating Income</b>	<b>9,962.82</b>	<b>4,195.39</b>	<b>5,767.43</b>	<b>137.47%</b>	<b>23,219.09</b>	<b>12,556.17</b>	<b>10,662.92</b>	<b>84.92%</b>	<b>-10.00</b>
<b>Other Income</b>									
Reserve Account Revenue	8,228.84	8,228.83	0.01	0.00%	24,686.52	24,686.50	0.02	0.00%	98,745.97
Interest Earned	114.67	125.00	-10.33	-8.26%	418.80	375.00	43.80	11.68%	1,500.00
<b>Total Other Income</b>	<b>8,343.51</b>	<b>8,353.83</b>	<b>-10.32</b>	<b>-0.12%</b>	<b>25,105.32</b>	<b>25,061.50</b>	<b>43.82</b>	<b>0.17%</b>	<b>100,245.97</b>
<b>Net Other Income</b>	<b>8,343.51</b>	<b>8,353.83</b>	<b>-10.32</b>	<b>-0.12%</b>	<b>25,105.32</b>	<b>25,061.50</b>	<b>43.82</b>	<b>0.17%</b>	<b>100,245.97</b>
Total Income	32,776.61	30,400.00	2,376.61	7.82%	91,307.93	91,200.01	107.92	0.12%	364,800.00
Total Expense	14,470.28	17,850.78	3,380.50	18.94%	42,983.52	53,582.34	10,598.82	19.78%	264,564.03
<b>Net Income</b>	<b>18,306.33</b>	<b>12,549.22</b>	<b>5,757.11</b>	<b>45.88%</b>	<b>48,324.41</b>	<b>37,617.67</b>	<b>10,706.74</b>	<b>28.46%</b>	<b>100,235.97</b>

## Balance Sheet

Properties: Stone Creek Canyon HOA - 4475 S Stone Creek Road West Haven, UT 84401

As of: 03/31/2020

Account Name	Balance
<b>ASSETS</b>	
<b>Cash</b>	
Operating Cash	57,369.80
Reserve Cash Account	184,110.93
Stone Creek CD #1	19,378.99
Stone Creek CD #3	15,179.29
<b>Total Cash</b>	<b>276,039.01</b>
<b>TOTAL ASSETS</b>	<b>276,039.01</b>
<b>LIABILITIES &amp; CAPITAL</b>	
<b>Liabilities</b>	
Prepayments	14,458.81
<b>Total Liabilities</b>	<b>14,458.81</b>
<b>Capital</b>	
Opening Balance Equity	157,886.45
Calculated Retained Earnings	48,324.41
Calculated Prior Years Retained Earnings	55,369.34
<b>Total Capital</b>	<b>261,580.20</b>
<b>TOTAL LIABILITIES &amp; CAPITAL</b>	<b>276,039.01</b>

# HOA Income Statement - 12 Month

## Alliance Property Management

Properties: Stone Creek Canyon HOA - 4475 S Stone Creek Road West Haven, UT 84401

Period Range: Jan 2020 to Mar 2020

Level of Detail: Detail View

Account Name	Jan 2020	Feb 2020	Mar 2020	Total
<b>Operating Income &amp; Expense</b>				
<b>Income</b>				
HOA Dues	19,885.38	20,392.05	23,338.80	63,616.23
Parking	720.00	788.28	780.00	2,288.28
Discount/Promotion	-40.00	0.00	-350.00	-390.00
Adjustment	0.00	-500.00	0.00	-500.00
Clubhouse Rental Fee	0.00	110.00	325.00	435.00
Late Fees	219.60	194.20	339.30	753.10
<b>Total Operating Income</b>	<b>20,784.98</b>	<b>20,984.53</b>	<b>24,433.10</b>	<b>66,202.61</b>
<b>Expense</b>				
Management Fees	1,637.00	1,637.00	1,637.00	4,911.00
Miscellaneous	0.00	106.17	0.00	106.17
<b>Cleaning and Maintenance</b>				
Cleaning (Common Areas)	57.50	0.00	0.00	57.50
<b>Total Cleaning and Maintenance</b>	<b>57.50</b>	<b>0.00</b>	<b>0.00</b>	<b>57.50</b>
<b>Common Area Maint.</b>				
Yard Maintenance	6,282.75	6,282.75	6,282.75	18,848.25
Maintenance/Repair	0.00	123.53	227.00	350.53
<b>Total Common Area Maint.</b>	<b>6,282.75</b>	<b>6,406.28</b>	<b>6,509.75</b>	<b>19,198.78</b>
<b>Supplies</b>				
Copies	1.75	8.00	83.60	93.35
Office Supplies	3.00	4.75	68.50	76.25
Postage and Delivery	3.50	9.50	137.00	150.00
<b>Total Supplies</b>	<b>8.25</b>	<b>22.25</b>	<b>289.10</b>	<b>319.60</b>
<b>Utility Expenses</b>				
Electric Utility Expense	370.78	357.10	303.24	1,031.12
Garbage Removal	1,059.37	1,059.37	1,059.37	3,178.11
Gas Utility Expense	131.95	204.50	114.14	450.59
Water and Sewer	4,461.00	4,482.60	4,443.00	13,386.60
Internet	114.69	114.68	114.68	344.05
<b>Total Utility Expenses</b>	<b>6,137.79</b>	<b>6,218.25</b>	<b>6,034.43</b>	<b>18,390.47</b>

## HOA Income Statement - 12 Month

Account Name	Jan 2020	Feb 2020	Mar 2020	Total
<b>Total Operating Expense</b>	14,123.29	14,389.95	14,470.28	42,983.52
<b>NOI - Net Operating Income</b>	6,661.69	6,594.58	9,962.82	23,219.09
<b>Other Income &amp; Expense</b>				
<b>Other Income</b>				
Reserve Account Revenue	8,228.84	8,228.84	8,228.84	24,686.52
Interest Earned	104.79	199.34	114.67	418.80
<b>Total Other Income</b>	<b>8,333.63</b>	<b>8,428.18</b>	<b>8,343.51</b>	<b>25,105.32</b>
<b>Net Other Income</b>	<b>8,333.63</b>	<b>8,428.18</b>	<b>8,343.51</b>	<b>25,105.32</b>
Total Income	29,118.61	29,412.71	32,776.61	91,307.93
Total Expense	14,123.29	14,389.95	14,470.28	42,983.52
<b>Net Income</b>	<b>14,995.32</b>	<b>15,022.76</b>	<b>18,306.33</b>	<b>48,324.41</b>