



**InfoHOA.com**

**Financial Report Package**

**June FY2024**

**Prepared for**

**Fork Landing Farms**

**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.

**Assets**

Bank Accounts

10-1030-00 Working Fund - EB - Checking - 0529	\$12,392.16
10-1036-00 Reserve Fund - EB - Savings - 4192	50,560.74

Total Bank Accounts: \$62,952.90

**Total Assets:** \$62,952.90

**Liabilities & Equity**

Other Current Liabilities

30-3310-00 Prepaid Owner Assessment	7,000.00
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Total Other Current Liabilities: \$7,000.00

Equity

55-5510-00 Retained Earnings	52,816.81
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Total Equity: \$52,816.81

Net Income Gain / Loss 3,136.09

\$3,136.09

**Total Liabilities & Equity:** \$62,952.90

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>OPERATING INCOME</b>							
<b>Income</b>							
6310-00 Assessments	\$-	\$2,066.67	(\$2,066.67)	\$12,003.00	\$12,400.02	(\$397.02)	\$24,800.00
6335-00 Capital Contributions	800.00	66.67	733.33	800.00	400.02	399.98	800.00
6439-00 Late Fees	-	-	-	40.00	-	40.00	-
6443-00 Owner Interest	-	-	-	6.00	-	6.00	-
6480-00 Interest Earned	113.71	83.33	30.38	685.92	499.98	185.94	1,000.00
<b>Total Income</b>	<b>\$913.71</b>	<b>\$2,216.67</b>	<b>(\$1,302.96)</b>	<b>\$13,534.92</b>	<b>\$13,300.02</b>	<b>\$234.90</b>	<b>\$26,600.00</b>
<b>Total OPERATING INCOME</b>	<b>\$913.71</b>	<b>\$2,216.67</b>	<b>(\$1,302.96)</b>	<b>\$13,534.92</b>	<b>\$13,300.02</b>	<b>\$234.90</b>	<b>\$26,600.00</b>
<b>OPERATING EXPENSE</b>							
<b>Expense</b>							
7010-00 Management Fees	250.00	250.00	-	1,500.00	1,500.00	-	3,000.00
7015-00 Administrative Expenses	-	41.67	41.67	200.00	250.02	50.02	500.00
7020-00 Tax, Accounting & Audit Fees	285.00	25.00	(260.00)	285.00	150.00	(135.00)	300.00
7280-00 Insurance Premium	1,020.60	100.00	(920.60)	1,020.60	600.00	(420.60)	1,200.00
7300-00 Meeting / Community Expense	-	33.33	33.33	149.90	199.98	50.08	400.00
7400-00 Office Expenses	139.02	58.33	(80.69)	534.37	349.98	(184.39)	700.00
7440-00 Legal	-	41.67	41.67	-	250.02	250.02	500.00
7495-00 State Franchise Tax	-	2.08	2.08	25.00	12.48	(12.52)	25.00
7650-00 Social Events	-	41.67	41.67	-	250.02	250.02	500.00
7899-00 Board Expenses	-	25.00	25.00	264.00	150.00	(114.00)	300.00
<b>Total Expense</b>	<b>\$1,694.62</b>	<b>\$618.75</b>	<b>(\$1,075.87)</b>	<b>\$3,978.87</b>	<b>\$3,712.50</b>	<b>(\$266.37)</b>	<b>\$7,425.00</b>
<b>Utilities</b>							
8935-00 Common Area Electric	52.41	50.00	(2.41)	228.96	300.00	71.04	600.00
<b>Total Utilities</b>	<b>\$52.41</b>	<b>\$50.00</b>	<b>(\$2.41)</b>	<b>\$228.96</b>	<b>\$300.00</b>	<b>\$71.04</b>	<b>\$600.00</b>
<b>Maintenance</b>							
9001-00 Landscaping	747.50	833.33	85.83	4,485.00	4,999.98	514.98	10,000.00
9015-00 Snow Removal	-	83.33	83.33	200.00	499.98	299.98	1,000.00
9020-00 Grounds Maintenance	(176.00)	83.33	259.33	1,000.00	499.98	(500.02)	1,000.00
9026-00 Landscaping Enhancement	356.00	50.00	(306.00)	356.00	300.00	(56.00)	600.00
9540-00 Irrigation	-	50.00	50.00	150.00	300.00	150.00	600.00
<b>Total Maintenance</b>	<b>\$927.50</b>	<b>\$1,099.99</b>	<b>\$172.49</b>	<b>\$6,191.00</b>	<b>\$6,599.94</b>	<b>\$408.94</b>	<b>\$13,200.00</b>
<b>Major Repairs</b>							
9401-00 Retention Basin Maintenance	-	41.67	41.67	-	250.02	250.02	500.00
9402-00 Pier Deck Maintenance	-	83.33	83.33	-	499.98	499.98	1,000.00
9504-00 Drainage Behind Lots 16-18	-	166.67	166.67	-	1,000.02	1,000.02	2,000.00
<b>Total Major Repairs</b>	<b>\$-</b>	<b>\$291.67</b>	<b>\$291.67</b>	<b>\$-</b>	<b>\$1,750.02</b>	<b>\$1,750.02</b>	<b>\$3,500.00</b>
<b>Capital Improvements</b>							
9507-00 Common Area Improvements	-	166.67	166.67	-	1,000.02	1,000.02	2,000.00
<b>Total Capital Improvements</b>	<b>\$-</b>	<b>\$166.67</b>	<b>\$166.67</b>	<b>\$-</b>	<b>\$1,000.02</b>	<b>\$1,000.02</b>	<b>\$2,000.00</b>
<b>Total OPERATING EXPENSE</b>	<b>\$2,674.53</b>	<b>\$2,227.08</b>	<b>(\$447.45)</b>	<b>\$10,398.83</b>	<b>\$13,362.48</b>	<b>\$2,963.65</b>	<b>\$26,725.00</b>
<b>Net Income:</b>	<b>(\$1,760.82)</b>	<b>(\$10.41)</b>	<b>(\$1,750.41)</b>	<b>\$3,136.09</b>	<b>(\$62.46)</b>	<b>\$3,198.55</b>	<b>(\$125.00)</b>