

# Heartland Community Association

Professionally Managed by:

CCMC

January 2023

MANAGER: BRIAN MASON

EXECUTIVE DIRECTOR: DODIE SLAMA



CCMC

*Now this feels like home.®*

# Balance Sheet

Wednesday, February 15, 2023

10:06

Posted 01/31/2023

## Heartland Community Association

### 01-Operating

	01/2023	12/2022	Net Change
<b>Assets</b>			
<u>Cash</u>			
Cash - OP PWB	319,193.87	149,113.75	170,080.12
Cash - OP SVG MM Oakwood	141,623.19	141,251.68	371.51
Cash - INTAKE PWB	3,582.17	2,528.24	1,053.93
Cash - Debit Card PWB	5,000.00	2,537.12	2,462.88
<u>Total Cash</u>	<u>469,399.23</u>	<u>295,430.79</u>	<u>173,968.44</u>
<u>Accounts Receivable</u>			
Accounts Receivable	492,375.78	512,922.11	(20,546.33)
AR Other	26,621.01	33,951.01	(7,330.00)
Due from other Departments	7,353.00	4,808.95	2,544.05
Allowance for Doubtful Accounts	(383,474.74)	(383,474.74)	0.00
<u>Total Accounts Receivable</u>	<u>142,875.05</u>	<u>168,207.33</u>	<u>(25,332.28)</u>
<u>Fixed Assets</u>			
Personal Property	6,524.92	6,524.92	0.00
Equipment	8,361.99	8,361.99	0.00
Accumulated Depreciation	(14,886.91)	(14,886.91)	0.00
<u>Total Fixed Assets</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
<u>Other Assets</u>			
Prepaid Insurance	45,636.00	69,057.28	(23,421.28)
Prepaid Expense	12,989.55	9,764.04	3,225.51
<u>Total Other Assets</u>	<u>58,625.55</u>	<u>78,821.32</u>	<u>(20,195.77)</u>
<u>Total Assets</u>	<u>670,899.83</u>	<u>542,459.44</u>	<u>128,440.39</u>
<b>Liabilities &amp; Equity</b>			
<u>Current Liabilities</u>			
Accrued Expense	34,652.22	22,811.98	11,840.24
Accounts Payable	9,559.86	759.99	8,799.87
Accounts Payable - Other	15,812.42	24,375.87	(8,563.45)
Unearned Assessments	0.00	167,157.00	(167,157.00)
Prepaid Assessments	352,419.93	94,973.01	257,446.92
Lender Setup Fee	250.00	250.00	0.00
Due to other Departments	736.00	25,651.18	(24,915.18)
Unclaimed Funds	33.42	33.42	0.00
<u>Total Current Liabilities</u>	<u>413,463.85</u>	<u>336,012.45</u>	<u>77,451.40</u>
<u>Other Liabilities</u>			
Facility Rental Deposit	2,800.00	3,800.00	(1,000.00)
Security Deposits	700.00	700.00	0.00
<u>Total Other Liabilities</u>	<u>3,500.00</u>	<u>4,500.00</u>	<u>(1,000.00)</u>
<u>Interdepartmental Balance</u>			

# Balance Sheet

Wednesday, February 15, 2023

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Posted 01/31/2023

## Heartland Community Association

### 01-Operating

	01/2023	12/2022	Net Change
<b>Liabilities &amp; Equity</b>			
<u>Interdepartmental Balance</u>			
Balance between Departments	(603,534.17)	(603,534.17)	0.00
<u>Total Interdepartmental Balance</u>	<u>(603,534.17)</u>	<u>(603,534.17)</u>	<u>0.00</u>
<u>Equity</u>			
Equity	805,481.16	706,617.77	98,863.39
Net Income (Loss)	51,988.99	98,863.39	(46,874.40)
<u>Total Equity</u>	<u>857,470.15</u>	<u>805,481.16</u>	<u>51,988.99</u>
<u>Total Liabilities &amp; Equity</u>	<u>670,899.83</u>	<u>542,459.44</u>	<u>128,440.39</u>

# Balance Sheet

Wednesday, February 15, 2023

10:06

Posted 01/31/2023

## Heartland Community Association 02-Townhome

	01/2023	12/2022	Net Change
<b>Assets</b>			
<u>Cash</u>			
Cash - Townhome OP CKG PWB	188,780.67	171,005.67	17,775.00
<u>Total Cash</u>	<u>188,780.67</u>	<u>171,005.67</u>	<u>17,775.00</u>
<u>Accounts Receivable</u>			
Accounts Receivable	33,210.15	23,134.31	10,075.84
Due from other Departments	286.00	15,651.18	(15,365.18)
<u>Total Accounts Receivable</u>	<u>33,496.15</u>	<u>38,785.49</u>	<u>(5,289.34)</u>
<u>Total Assets</u>	<u>222,276.82</u>	<u>209,791.16</u>	<u>12,485.66</u>
<b>Liabilities &amp; Equity</b>			
<u>Current Liabilities</u>			
Accrued Expense	1,615.00	1,026.60	588.40
Due to other Departments	4,153.00	1,883.95	2,269.05
<u>Total Current Liabilities</u>	<u>5,768.00</u>	<u>2,910.55</u>	<u>2,857.45</u>
<u>Equity</u>			
Equity	206,880.61	93,531.10	113,349.51
Net Income (Loss)	9,628.21	113,349.51	(103,721.30)
<u>Total Equity</u>	<u>216,508.82</u>	<u>206,880.61</u>	<u>9,628.21</u>
<u>Total Liabilities &amp; Equity</u>	<u>222,276.82</u>	<u>209,791.16</u>	<u>12,485.66</u>

# Balance Sheet

Wednesday, February 15, 2023

10:06

Posted 01/31/2023

## Heartland Community Association

### 03-Reserve

	01/2023	12/2022	Net Change
<b>Assets</b>			
<u>Cash</u>			
Cash - RSV MM TX Cap	248,261.46	248,896.91	(635.45)
Cash - RSV MM Modern Bank	250,309.10	249,534.17	774.93
Cash - RSV MM PWB	14,642.29	3,039.76	11,602.53
Reserve 3M CD Veritex	83,028.52	83,028.52	0.00
Reserve - 6M CD Veritex	83,061.14	83,061.14	0.00
Reserve - 9M CD Veritex	83,088.32	83,088.32	0.00
Reserve - 6M CD Bank 34	105,925.78	105,925.78	0.00
<b>Total Cash</b>	<b>868,316.61</b>	<b>856,574.60</b>	<b>11,742.01</b>
<u>Accounts Receivable</u>			
AR Other	7,950.00	0.00	7,950.00
Due from other Departments	450.00	11,500.00	(11,050.00)
<b>Total Accounts Receivable</b>	<b>8,400.00</b>	<b>11,500.00</b>	<b>(3,100.00)</b>
<b>Total Assets</b>	<b>876,716.61</b>	<b>868,074.60</b>	<b>8,642.01</b>
<b>Liabilities &amp; Equity</b>			
<u>Current Liabilities</u>			
Due to other Departments	6,000.00	2,925.00	3,075.00
<b>Total Current Liabilities</b>	<b>6,000.00</b>	<b>2,925.00</b>	<b>3,075.00</b>
<u>Interdepartmental Balance</u>			
Balance between Departments	603,534.17	603,534.17	0.00
<b>Total Interdepartmental Balance</b>	<b>603,534.17</b>	<b>603,534.17</b>	<b>0.00</b>
<u>Equity</u>			
Equity	261,615.43	224,142.55	37,472.88
Net Income (Loss)	5,567.01	37,472.88	(31,905.87)
<b>Total Equity</b>	<b>267,182.44</b>	<b>261,615.43</b>	<b>5,567.01</b>
<b>Total Liabilities &amp; Equity</b>	<b>876,716.61</b>	<b>868,074.60</b>	<b>8,642.01</b>

# Balance Sheet

Wednesday, February 15, 2023

10:06

Posted 01/31/2023

## Heartland Community Association 04-Townhome Reserve

	01/2023	12/2022	Net Change
<b>Assets</b>			
<u>Cash</u>			
Cash - RSV Townhome MM PWB	2,407.19	2,405.56	1.63
<u>Total Cash</u>	<u>2,407.19</u>	<u>2,405.56</u>	<u>1.63</u>
<u>Accounts Receivable</u>			
Due from other Departments	2,800.00	0.00	2,800.00
<u>Total Accounts Receivable</u>	<u>2,800.00</u>	<u>0.00</u>	<u>2,800.00</u>
<i>Total Assets</i>	<u><u>5,207.19</u></u>	<u><u>2,405.56</u></u>	<u><u>2,801.63</u></u>
<b>Liabilities &amp; Equity</b>			
<u>Equity</u>			
Equity	2,405.56	1,200.14	1,205.42
Net Income (Loss)	2,801.63	1,205.42	1,596.21
<u>Total Equity</u>	<u>5,207.19</u>	<u>2,405.56</u>	<u>2,801.63</u>
<i>Total Liabilities &amp; Equity</i>	<u><u>5,207.19</u></u>	<u><u>2,405.56</u></u>	<u><u>2,801.63</u></u>

# Balance Sheet - Consolidated

Wednesday, February 15, 2023

10:06

Posted 01/31/2023

## Heartland Community Association

	01-Operating	02-Townhome	03-Reserve	04-Townhome	Total
				Reserve	
<b>Assets</b>					
<u>Cash</u>					
Cash - OP PWB	319,193.87				319,193.87
Cash - Townhome OP CKI		188,780.67			188,780.67
Cash - OP SVG MM Oakw	141,623.19				141,623.19
Cash - INTAKE PWB	3,582.17				3,582.17
Cash - Debit Card PWB	5,000.00				5,000.00
Cash - RSV MM TX Cap			248,261.46		248,261.46
Cash - RSV MM Modern B			250,309.10		250,309.10
Cash - RSV MM PWB			14,642.29		14,642.29
Reserve 3M CD Veritex			83,028.52		83,028.52
Reserve - 6M CD Veritex			83,061.14		83,061.14
Reserve - 9M CD Veritex			83,088.32		83,088.32
Reserve - 6M CD Bank 34			105,925.78		105,925.78
Cash - RSV Townhome MI				2,407.19	2,407.19
<b>Total Cash</b>	<b>469,399.23</b>	<b>188,780.67</b>	<b>868,316.61</b>	<b>2,407.19</b>	<b>1,528,903.70</b>
<u>Accounts Receivable</u>					
Accounts Receivable	492,375.78	33,210.15			525,585.93
AR Other	26,621.01		7,950.00		34,571.01
Due from other Departmer	7,353.00	286.00	450.00	2,800.00	10,889.00
Allowance for Doubtful Acc	(383,474.74)				(383,474.74)
<b>Total Accounts Receivable</b>	<b>142,875.05</b>	<b>33,496.15</b>	<b>8,400.00</b>	<b>2,800.00</b>	<b>187,571.20</b>
<u>Fixed Assets</u>					
Personal Property	6,524.92				6,524.92
Equipment	8,361.99				8,361.99
Accumulated Depreciation	(14,886.91)				(14,886.91)
<b>Total Fixed Assets</b>					
<u>Other Assets</u>					
Prepaid Insurance	45,636.00				45,636.00
Prepaid Expense	12,989.55				12,989.55

2/15/2023 10:06:23 AM

# Balance Sheet - Consolidated

Posted 01/31/2023

Wednesday, February 15, 2023

10:06

## Heartland Community Association

	01-Operating	02-Townhome	03-Reserve	04-Townhome Reserve	Total
<b>Assets</b>					
<u>Other Assets</u>					
Total Other Assets	58,625.55				58,625.55
Total Assets	670,899.83	222,276.82	876,716.61	5,207.19	1,775,100.45
<b>Liabilities &amp; Equity</b>					
<u>Current Liabilities</u>					
Accrued Expense	34,652.22	1,615.00			36,267.22
Accounts Payable	9,559.86				9,559.86
Accounts Payable - Other	15,812.42				15,812.42
Prepaid Assessments	352,419.93				352,419.93
Lender Setup Fee	250.00				250.00
Due to other Departments	736.00	4,153.00	6,000.00		10,889.00
Unclaimed Funds	33.42				33.42
Total Current Liabilities	413,463.85	5,768.00	6,000.00		425,231.85
<u>Other Liabilities</u>					
Facility Rental Deposit	2,800.00				2,800.00
Security Deposits	700.00				700.00
Total Other Liabilities	3,500.00				3,500.00
<u>Interdepartmental Balance</u>					
Balance between Departm	(603,534.17)		603,534.17		
Total Interdepartmental B	(603,534.17)		603,534.17		
<b>Equity</b>					
Equity	805,481.16	206,880.61	261,615.43	2,405.56	1,276,382.76
Net Income (Loss)	51,988.99	9,628.21	5,567.01	2,801.63	69,985.84
Total Equity	857,470.15	216,508.82	267,182.44	5,207.19	1,346,368.60
Total Liabilities & Equity	670,899.83	222,276.82	876,716.61	5,207.19	1,775,100.45



# Heartland Community Association

## Income Statement

### 01-Operating

Posted 1/1/2023 To 1/31/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	146,698.00	151,085.00	(4,387.00)	146,698.00	151,085.00	(4,387.00)	1,861,728.00
403 Builder Assessments	23,710.40	25,133.00	(1,422.60)	23,710.40	25,133.00	(1,422.60)	297,250.00
416 Rental Income	3,200.00	1,500.00	1,700.00	3,200.00	1,500.00	1,700.00	18,000.00
423 Bad Debt Expense	(141.80)	(5,000.00)	4,858.20	(141.80)	(5,000.00)	4,858.20	(60,000.00)
432 Initial Reserve Contribution	0.00	450.00	(450.00)	0.00	450.00	(450.00)	5,400.00
434 Working Capital	9,900.00	1,800.00	8,100.00	9,900.00	1,800.00	8,100.00	21,600.00
441 Late Fees	1,668.10	1,000.00	668.10	1,668.10	1,000.00	668.10	12,000.00
44101 Collection Fee Revenue	9,847.00	5,000.00	4,847.00	9,847.00	5,000.00	4,847.00	60,000.00
44503 Sponsorship	0.00	400.00	(400.00)	0.00	400.00	(400.00)	4,800.00
451 Interest	371.51	300.00	71.51	371.51	300.00	71.51	3,600.00
454 Sanctions/Fines	1,800.54	0.00	1,800.54	1,800.54	0.00	1,800.54	0.00
459 Miscellaneous Income	246.00	300.00	(54.00)	246.00	300.00	(54.00)	3,600.00
45901 Permit Fee Income	275.00	550.00	(275.00)	275.00	550.00	(275.00)	6,600.00
45914 Legal Fee Revenue	16,897.39	2,000.00	14,897.39	16,897.39	2,000.00	14,897.39	24,000.00
472 Recreation Event Income	1,087.00	0.00	1,087.00	1,087.00	0.00	1,087.00	0.00
<b>TOTAL Revenue</b>	<b>215,559.14</b>	<b>184,518.00</b>	<b>31,041.14</b>	<b>215,559.14</b>	<b>184,518.00</b>	<b>31,041.14</b>	<b>2,258,578.00</b>
<b>TOTAL Income</b>	<b>215,559.14</b>	<b>184,518.00</b>	<b>31,041.14</b>	<b>215,559.14</b>	<b>184,518.00</b>	<b>31,041.14</b>	<b>2,258,578.00</b>
<b>Expense</b>							
<b>Administrative</b>							
505 Onsite Services	69,460.14	74,551.40	5,091.26	69,460.14	74,551.40	5,091.26	904,062.00
536 Office Equipment	717.24	700.00	(17.24)	717.24	700.00	(17.24)	8,400.00
547 Uniforms	514.91	300.00	(214.91)	514.91	300.00	(214.91)	3,600.00
551 Advertising	0.00	445.00	445.00	0.00	445.00	445.00	5,340.00
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	3,900.00
561 Legal Fees - Collections	12,874.29	3,500.00	(9,374.29)	12,874.29	3,500.00	(9,374.29)	42,000.00
56101 Lien/Collection Costs	9,847.00	0.00	(9,847.00)	9,847.00	0.00	(9,847.00)	0.00
562 Legal Fees - Attorney	0.00	800.00	800.00	0.00	800.00	800.00	9,600.00
563 Licenses/Fees/Permits	676.47	1,126.67	450.20	676.47	1,126.67	450.20	13,520.00
564 Dues/Subscriptions	227.29	150.00	(77.29)	227.29	150.00	(77.29)	1,800.00
565 Community Management Fees	8,350.00	8,596.00	246.00	8,350.00	8,596.00	246.00	105,316.00
567 Meeting Expense	0.00	50.00	50.00	0.00	50.00	50.00	1,050.00
569 Office Supplies	2,889.54	1,900.00	(989.54)	2,889.54	1,900.00	(989.54)	11,700.00
572 Postage	4,086.86	3,000.00	(1,086.86)	4,086.86	3,000.00	(1,086.86)	36,000.00
575 Social Events	1,332.28	2,025.00	692.72	1,332.28	2,025.00	692.72	118,100.00
57901 Mileage/Auto	1,380.02	1,000.00	(380.02)	1,380.02	1,000.00	(380.02)	12,000.00
590 Web Hosting	589.68	580.00	(9.68)	589.68	580.00	(9.68)	6,960.00
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	16,000.00
<b>TOTAL Administrative</b>	<b>112,945.72</b>	<b>98,724.07</b>	<b>(14,221.65)</b>	<b>112,945.72</b>	<b>98,724.07</b>	<b>(14,221.65)</b>	<b>1,299,348.00</b>
<b>Contract Services</b>							
605 Janitor Contract	1,716.00	5,431.00	3,715.00	1,716.00	5,431.00	3,715.00	43,370.00

# Heartland Community Association

## Income Statement

### 01-Operating

Posted 1/1/2023 To 1/31/2023 11:59:00 PM

		Current Period 01-Operating			Year to Date 01-Operating			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
615	Refuse Removal	200.00	200.00	0.00	200.00	200.00	0.00	2,400.00
619	Landscape Contract	5,469.30	6,383.38	914.08	5,469.30	6,383.38	914.08	76,600.56
61908	Landscape - Additional	0.00	1,500.00	1,500.00	0.00	1,500.00	1,500.00	18,000.00
629	Pool Service	6,095.00	8,200.00	2,105.00	6,095.00	8,200.00	2,105.00	98,400.00
62903	Pool Monitor	8,000.00	0.00	(8,000.00)	8,000.00	0.00	(8,000.00)	209,000.00
637	Patrol Security Service	0.00	0.00	0.00	0.00	0.00	0.00	30,000.00
63707	Security/Alarm Monitoring	512.59	130.00	(382.59)	512.59	130.00	(382.59)	1,560.00
<b>TOTAL Contract Services</b>		<b>21,992.89</b>	<b>21,844.38</b>	<b>(148.51)</b>	<b>21,992.89</b>	<b>21,844.38</b>	<b>(148.51)</b>	<b>479,330.56</b>
<b>Insurance</b>								
851	Insurance - D&O	1,381.58	1,055.00	(326.58)	1,381.58	1,055.00	(326.58)	15,033.75
855	Insurance - Excess Liability	6,452.13	6,583.71	131.58	6,452.13	6,583.71	131.58	92,859.98
856	Fire & EC Insurance	5,355.57	5,825.00	469.43	5,355.57	5,825.00	469.43	83,006.25
857	Insurance - Workers Compensation	29.17	37.00	7.83	29.17	37.00	7.83	471.75
<b>TOTAL Insurance</b>		<b>13,218.45</b>	<b>13,500.71</b>	<b>282.26</b>	<b>13,218.45</b>	<b>13,500.71</b>	<b>282.26</b>	<b>191,371.73</b>
<b>Other Expenses</b>								
899	Enhancements	0.00	23,231.75	23,231.75	0.00	23,231.75	23,231.75	26,408.00
<b>TOTAL Other Expenses</b>		<b>0.00</b>	<b>23,231.75</b>	<b>23,231.75</b>	<b>0.00</b>	<b>23,231.75</b>	<b>23,231.75</b>	<b>26,408.00</b>
<b>Parts &amp; Supplies</b>								
628	Fire & Safety Supplies	190.00	25.00	(165.00)	190.00	25.00	(165.00)	300.00
701	HVAC Supplies	0.00	125.00	125.00	0.00	125.00	125.00	1,500.00
707	Janitorial Supplies	590.03	900.00	309.97	590.03	900.00	309.97	10,800.00
709	Electrical Supplies	191.52	25.00	(166.52)	191.52	25.00	(166.52)	300.00
719	Pool Supplies/Chemicals	49.98	3,000.00	2,950.02	49.98	3,000.00	2,950.02	36,000.00
720	Tools & Equipment	251.24	30.00	(221.24)	251.24	30.00	(221.24)	360.00
<b>TOTAL Parts &amp; Supplies</b>		<b>1,272.77</b>	<b>4,105.00</b>	<b>2,832.23</b>	<b>1,272.77</b>	<b>4,105.00</b>	<b>2,832.23</b>	<b>49,260.00</b>
<b>Repairs &amp; Maintenance</b>								
61957	Irrigation Repairs	0.00	300.00	300.00	0.00	300.00	300.00	7,600.00
656	General Maintenance	2,879.55	10,400.00	7,520.45	2,879.55	10,400.00	7,520.45	14,800.00
675	Fitness Center Expense	0.00	360.00	360.00	0.00	360.00	360.00	4,320.00
68303	Furniture	0.00	300.00	300.00	0.00	300.00	300.00	3,600.00
689	Site Signage	0.00	62.00	62.00	0.00	62.00	62.00	744.00
697	Vehicle Maintenance	156.93	200.00	43.07	156.93	200.00	43.07	2,400.00
72001	Pool Repairs	72.89	400.00	327.11	72.89	400.00	327.11	4,800.00
<b>TOTAL Repairs &amp; Maintenance</b>		<b>3,109.37</b>	<b>12,022.00</b>	<b>8,912.63</b>	<b>3,109.37</b>	<b>12,022.00</b>	<b>8,912.63</b>	<b>38,264.00</b>
<b>Taxes</b>								
805	Real Estate Tax	14.70	0.00	(14.70)	14.70	0.00	(14.70)	6,500.00
<b>TOTAL Taxes</b>		<b>14.70</b>	<b>0.00</b>	<b>(14.70)</b>	<b>14.70</b>	<b>0.00</b>	<b>(14.70)</b>	<b>6,500.00</b>
<b>Utilities</b>								
573	Telephone	2,331.71	1,950.00	(381.71)	2,331.71	1,950.00	(381.71)	23,400.00
751	Electricity	5,630.03	6,000.00	369.97	5,630.03	6,000.00	369.97	72,000.00
75301	Gas Amenity Center	218.04	208.00	(10.04)	218.04	208.00	(10.04)	2,496.00
755	Water/Sewer	886.47	3,900.00	3,013.53	886.47	3,900.00	3,013.53	46,800.00

# Heartland Community Association

## Income Statement

### 01-Operating

Posted 1/1/2023 To 1/31/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
TOTAL Utilities	9,066.25	12,058.00	2,991.75	9,066.25	12,058.00	2,991.75	144,696.00
TOTAL Expense	161,620.15	185,485.90	23,865.75	161,620.15	185,485.91	23,865.76	2,235,178.29
Net Operating Income/Loss	53,938.99	(967.90)	54,906.89	53,938.99	(967.91)	54,906.90	23,399.71
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	0.00	(1,950.00)	(1,950.00)	0.00	(23,400.00)
TOTAL Transfer between Funds	(1,950.00)	(1,950.00)	0.00	(1,950.00)	(1,950.00)	0.00	(23,400.00)
TOTAL Transfers	(1,950.00)	(1,950.00)	0.00	(1,950.00)	(1,950.00)	0.00	(23,400.00)
Net Income/Loss After Transfers	51,988.99	(2,917.90)	54,906.89	51,988.99	(2,917.91)	54,906.90	(0.29)

# Heartland Community Association

## Income Statement

### 02-Townhome

Posted 1/1/2023 To 1/31/2023 11:59:00 PM

	Current Period 02-Townhome			Year to Date 02-Townhome			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	16,588.00	14,210.00	2,378.00	16,588.00	14,210.00	2,378.00	235,200.00
403 Builder Assessments	8,085.00	8,085.00	0.00	8,085.00	8,085.00	0.00	86,240.00
44101 Collection Fee Revenue	(130.00)	0.00	(130.00)	(130.00)	0.00	(130.00)	0.00
<b>TOTAL Revenue</b>	<b>24,543.00</b>	<b>22,295.00</b>	<b>2,248.00</b>	<b>24,543.00</b>	<b>22,295.00</b>	<b>2,248.00</b>	<b>321,440.00</b>
<b>TOTAL Income</b>	<b>24,543.00</b>	<b>22,295.00</b>	<b>2,248.00</b>	<b>24,543.00</b>	<b>22,295.00</b>	<b>2,248.00</b>	<b>321,440.00</b>
<b>Expense</b>							
<b>Expenses</b>							
514 Townhome Administrative Fee	0.00	200.00	200.00	0.00	200.00	200.00	2,400.00
57911 Townhome Miscellaneous Expense	0.00	1,192.00	1,192.00	0.00	1,192.00	1,192.00	14,303.00
61901 Townhome Landscape	1,103.11	2,623.00	1,519.89	1,103.11	2,623.00	1,519.89	37,976.00
65301 Townhome Building Repairs	0.00	500.00	500.00	0.00	500.00	500.00	6,000.00
665 Townhome Irrigation Repairs	0.00	350.00	350.00	0.00	350.00	350.00	4,200.00
75102 Townhome Electric	0.00	400.00	400.00	0.00	400.00	400.00	4,800.00
75801 Townhome Water	808.85	450.00	(358.85)	808.85	450.00	(358.85)	5,400.00
85301 Townhome Insurance	10,202.83	10,203.00	0.17	10,202.83	10,203.00	0.17	212,760.75
<b>TOTAL Expenses</b>	<b>12,114.79</b>	<b>15,918.00</b>	<b>3,803.21</b>	<b>12,114.79</b>	<b>15,918.00</b>	<b>3,803.21</b>	<b>287,839.75</b>
<b>TOTAL Expense</b>	<b>12,114.79</b>	<b>15,918.00</b>	<b>3,803.21</b>	<b>12,114.79</b>	<b>15,918.00</b>	<b>3,803.21</b>	<b>287,839.75</b>
<b>Net Operating Income/Loss</b>	<b>12,428.21</b>	<b>6,377.00</b>	<b>6,051.21</b>	<b>12,428.21</b>	<b>6,377.00</b>	<b>6,051.21</b>	<b>33,600.25</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	0.00	(2,800.00)	(2,800.00)	0.00	(33,600.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>TOTAL Transfers</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>9,628.21</b>	<b>3,577.00</b>	<b>6,051.21</b>	<b>9,628.21</b>	<b>3,577.00</b>	<b>6,051.21</b>	<b>0.25</b>

# Heartland Community Association

## Income Statement

### 03-Reserve

Posted 1/1/2023 To 1/31/2023 11:59:00 PM

	Current Period 03-Reserve			Year to Date 03-Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
432 Initial Reserve Contribution	2,475.00	0.00	2,475.00	2,475.00	0.00	2,475.00	0.00
451 Interest	1,142.01	0.00	1,142.01	1,142.01	0.00	1,142.01	0.00
<b>TOTAL Revenue</b>	<b>3,617.01</b>	<b>0.00</b>	<b>3,617.01</b>	<b>3,617.01</b>	<b>0.00</b>	<b>3,617.01</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>3,617.01</b>	<b>0.00</b>	<b>3,617.01</b>	<b>3,617.01</b>	<b>0.00</b>	<b>3,617.01</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>3,617.01</b>	<b>0.00</b>	<b>3,617.01</b>	<b>3,617.01</b>	<b>0.00</b>	<b>3,617.01</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	1,950.00	1,950.00	0.00	1,950.00	1,950.00	0.00	23,400.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>TOTAL Transfers</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>Net Income/Loss After Transfers</b>	<b>5,567.01</b>	<b>1,950.00</b>	<b>3,617.01</b>	<b>5,567.01</b>	<b>1,950.00</b>	<b>3,617.01</b>	<b>23,400.00</b>

**Heartland Community Association**  
**Income Statement**  
**04-Townhome Reserve**  
 Posted 1/1/2023 To 1/31/2023 11:59:00 PM

	Current Period 04-Townhome Reserve			Year to Date 04-Townhome Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
451 Interest	1.63	0.00	1.63	1.63	0.00	1.63	0.00
<b>TOTAL Revenue</b>	<b>1.63</b>	<b>0.00</b>	<b>1.63</b>	<b>1.63</b>	<b>0.00</b>	<b>1.63</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>1.63</b>	<b>0.00</b>	<b>1.63</b>	<b>1.63</b>	<b>0.00</b>	<b>1.63</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>1.63</b>	<b>0.00</b>	<b>1.63</b>	<b>1.63</b>	<b>0.00</b>	<b>1.63</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	2,800.00	2,800.00	0.00	2,800.00	2,800.00	0.00	33,600.00
<b>TOTAL Transfer between Funds</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>TOTAL Transfers</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>Net Income/Loss After Transfers</b>	<b>2,801.63</b>	<b>2,800.00</b>	<b>1.63</b>	<b>2,801.63</b>	<b>2,800.00</b>	<b>1.63</b>	<b>33,600.00</b>

# YTD Income Statement

Wednesday, February 15, 2023

10:06

Posted 1/1/2023 To 1/31/2023 11:59:00 PM

## Heartland Community Association 01-Operating

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	146,698.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	146,698.00
403 Builder Assessments	23,710.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	23,710.40
416 Rental Income	3,200.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,200.00
423 Bad Debt Expense	(141.80)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(141.80)
432 Initial Reserve Contribution	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
434 Working Capital	9,900.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,900.00
441 Late Fees	1,668.10	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,668.10
44101 Collection Fee Revenue	9,847.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,847.00
44503 Sponsorship	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
451 Interest	371.51	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	371.51
454 Sanctions/Fines	1,800.54	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,800.54
459 Miscellaneous Income	246.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	246.00
45901 Permit Fee Income	275.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	275.00
45914 Legal Fee Revenue	16,897.39	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	16,897.39
472 Recreation Event Income	1,087.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,087.00
<b>TOTAL Revenue</b>	<b>215,559.14</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>215,559.14</b>
Transfer between Funds													
498 Reserve Fund Transfer	(1,950.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(1,950.00)
<b>TOTAL Transfer between Funds</b>	<b>(1,950.00)</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(1,950.00)</b>
<b>TOTAL INCOME</b>	<b>213,609.14</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>213,609.14</b>
EXPENSES													
Administrative													
505 Onsite Services	69,460.14	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	69,460.14
536 Office Equipment	717.24	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	717.24
547 Uniforms	514.91	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	514.91
551 Advertising	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
561 Legal Fees - Collections	12,874.29	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	12,874.29

Posted 1/1/2023 To 1/31/2023 11:59:00 PM

**Heartland Community Association**  
**01-Operating**

	January	February	March	April	May	June	July	August	September	October	November	December	Total
56101 Lien/Collection Costs	9,847.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,847.00
562 Legal Fees - Attorney	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
563 Licenses/Fees/Permits	676.47	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	676.47
564 Dues/Subscriptions	227.29	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	227.29
565 Community Management Fees	8,350.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,350.00
567 Meeting Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
569 Office Supplies	2,889.54	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,889.54
572 Postage	4,086.86	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,086.86
575 Social Events	1,332.28	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,332.28
57901 Mileage/Auto	1,380.02	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,380.02
590 Web Hosting	589.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	589.68
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
<b>TOTAL Administrative</b>	<b>112,945.72</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>112,945.72</b>
<b>Contract Services</b>													
605 Janitor Contract	1,716.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,716.00
615 Refuse Removal	200.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	200.00
619 Landscape Contract	5,469.30	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,469.30
61908 Landscape - Additional	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
629 Pool Service	6,095.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,095.00
62903 Pool Monitor	8,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,000.00
637 Patrol Security Service	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
63707 Security/Alarm Monitoring	512.59	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	512.59
<b>TOTAL Contract Services</b>	<b>21,992.89</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>21,992.89</b>
<b>Insurance</b>													
851 Insurance - D&O	1,381.58	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,381.58
855 Insurance - Excess Liability	6,452.13	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,452.13
856 Fire & EC Insurance	5,355.57	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,355.57
857 Insurance - Workers Compensation	29.17	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	29.17
<b>TOTAL Insurance</b>	<b>13,218.45</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>13,218.45</b>
<b>Other Expenses</b>													



**YTD Income Statement**

Wednesday, February 15, 2023

10:06

Posted 1/1/2023 To 1/31/2023 11:59:00 PM

**Heartland Community Association  
01-Operating**

	January	February	March	April	May	June	July	August	September	October	November	December	Total
899 Enhancements	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
<b>TOTAL Other Expenses</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>Parts &amp; Supplies</b>													
628 Fire & Safety Supplies	190.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	190.00
701 HVAC Supplies	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
707 Janitorial Supplies	590.03	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	590.03
709 Electrical Supplies	191.52	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	191.52
719 Pool Supplies/Chemicals	49.98	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	49.98
720 Tools & Equipment	251.24	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	251.24
<b>TOTAL Parts &amp; Supplies</b>	<b>1,272.77</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,272.77</b>
<b>Repairs &amp; Maintenance</b>													
61957 Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
656 General Maintenance	2,879.55	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,879.55
675 Fitness Center Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
68303 Furniture	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
689 Site Signage	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
697 Vehicle Maintenance	156.93	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	156.93
72001 Pool Repairs	72.89	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	72.89
<b>TOTAL Repairs &amp; Maintenance</b>	<b>3,109.37</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>3,109.37</b>
<b>Taxes</b>													
805 Real Estate Tax	14.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.70
<b>TOTAL Taxes</b>	<b>14.70</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>14.70</b>
<b>Utilities</b>													
573 Telephone	2,331.71	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,331.71
751 Electricity	5,630.03	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,630.03
75301 Gas Amenity Center	218.04	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	218.04
755 Water/Sewer	886.47	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	886.47
<b>TOTAL Utilities</b>	<b>9,066.25</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>9,066.25</b>
<b>TOTAL EXPENSES</b>	<b>161,620.15</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>161,620.15</b>

**YTD Income Statement**

Posted 1/1/2023 To 1/31/2023 11:59:00 PM

Wednesday, February 15, 2023

10:06

**Heartland Community Association**

**01-Operating**

Excess Revenue / Expense	January	February	March	April	May	June	July	August	September	October	November	December	Total
	51,988.99	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	51,988.99

# YTD Income Statement

Posted 1/1/2023 To 1/31/2023 11:59:00 PM

Wednesday, February 15, 2023

10:06

## Heartland Community Association 02-Townhome

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	16,588.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	16,588.00
403 Builder Assessments	8,085.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,085.00
44101 Collection Fee Revenue	(130.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(130.00)
<b>TOTAL Revenue</b>	<b>24,543.00</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>24,543.00</b>
Transfer between Funds													
498 Reserve Fund Transfer	(2,800.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(2,800.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(2,800.00)</b>
<b>TOTAL INCOME</b>	<b>21,743.00</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>21,743.00</b>
EXPENSES													
Expenses													
514 Townhome Administrative Fee	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
57911 Townhome Miscellaneous Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
61901 Townhome Landscape	1,103.11	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,103.11
65301 Townhome Building Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
665 Townhome Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75102 Townhome Electric	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75801 Townhome Water	808.85	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	808.85
85301 Townhome Insurance	10,202.83	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10,202.83
<b>TOTAL Expenses</b>	<b>12,114.79</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>12,114.79</b>
<b>TOTAL EXPENSES</b>	<b>12,114.79</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>12,114.79</b>
Excess Revenue / Expense	9,628.21	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,628.21

# YTD Income Statement

Posted 1/1/2023 To 1/31/2023 11:59:00 PM

Wednesday, February 15, 2023

10:06

## Heartland Community Association 03-Reserve

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
432 Initial Reserve Contribution	2,475.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,475.00
451 Interest	1,142.01	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,142.01
TOTAL Revenue	3,617.01	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,617.01
Transfer between Funds													
498 Reserve Fund Transfer	1,950.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,950.00
TOTAL Transfer between Funds	1,950.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,950.00
TOTAL INCOME	5,567.01	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,567.01
Excess Revenue / Expense	5,567.01	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,567.01

**YTD Income Statement**

Posted 1/1/2023 To 1/31/2023 11:59:00 PM

Wednesday, February 15, 2023

10:06

**Heartland Community Association  
04-Townhome Reserve**

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
451 Interest	1.63	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1.63
TOTAL Revenue	1.63	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1.63
Transfer between Funds													
498 Reserve Fund Transfer	2,800.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,800.00
TOTAL Transfer between Funds	2,800.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,800.00
TOTAL INCOME	2,801.63	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,801.63
Excess Revenue / Expense	2,801.63	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,801.63

# Heartland Community Association

Professionally Managed by:

CCMC

February 2023

MANAGER: BRIAN MASON

EXECUTIVE DIRECTOR: DODIE SLAMA



CCMC

*Now this feels like home.<sup>®</sup>*

# Consolidated Balance Sheet

Wednesday, March 15, 2023

12:40

Posted 02/28/2023

## Heartland Community Association Consolidated

	02/2023	01/2023	Net Change
<b>Assets</b>			
<u>Cash</u>			
Cash - OP PWB	525,079.28	319,193.87	205,885.41
Cash - Townhome OP CKG PWB	171,910.84	188,780.67	(16,869.83)
Cash - OP SVG MM Oakwood	242,011.50	141,623.19	100,388.31
Cash - INTAKE PWB	5,655.33	3,582.17	2,073.16
Cash - Debit Card PWB	3,503.47	5,000.00	(1,496.53)
Cash - RSV MM TX Cap	248,613.51	248,261.46	352.05
Cash - RSV MM Modern Bank	247,986.81	250,309.10	(2,322.29)
Cash - RSV MM PWB	20,052.12	14,642.29	5,409.83
Reserve 3M CD Veritex	83,337.54	83,028.52	309.02
Reserve - 6M CD Veritex	83,400.07	83,061.14	338.93
Reserve - 9M CD Veritex	83,452.16	83,088.32	363.84
Reserve - 6M CD Bank 34	105,925.78	105,925.78	0.00
Cash - RSV Townhome MM PWB	8,008.79	2,407.19	5,601.60
<b>Total Cash</b>	<b>1,828,937.20</b>	<b>1,528,903.70</b>	<b>300,033.50</b>
<u>Accounts Receivable</u>			
Accounts Receivable	900,468.98	525,585.93	374,883.05
AR Other	17,729.66	34,571.01	(16,841.35)
Due from other Departments	3,203.73	10,889.00	(7,685.27)
Allowance for Doubtful Accounts	(383,474.74)	(383,474.74)	0.00
<b>Total Accounts Receivable</b>	<b>537,927.63</b>	<b>187,571.20</b>	<b>350,356.43</b>
<u>Fixed Assets</u>			
Personal Property	6,524.92	6,524.92	0.00
Equipment	8,361.99	8,361.99	0.00
Accumulated Depreciation	(14,886.91)	(14,886.91)	0.00
<b>Total Fixed Assets</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<u>Other Assets</u>			
Prepaid Insurance	22,544.72	45,636.00	(23,091.28)
Prepaid Expense	14,384.68	12,989.55	1,395.13
Suspense	(1,375.00)	0.00	(1,375.00)
Accrued Interest Receivable	633.39	0.00	633.39
<b>Total Other Assets</b>	<b>36,187.79</b>	<b>58,625.55</b>	<b>(22,437.76)</b>
<b>Total Assets</b>	<b>2,403,052.62</b>	<b>1,775,100.45</b>	<b>627,952.17</b>
<b>Liabilities &amp; Equity</b>			
<u>Current Liabilities</u>			
Accrued Expense	22,850.62	36,267.22	(13,416.60)
Accounts Payable	0.00	9,559.86	(9,559.86)

# Consolidated Balance Sheet

Wednesday, March 15, 2023

12:40

Posted 02/28/2023

## Heartland Community Association Consolidated

	02/2023	01/2023	Net Change
<b>Liabilities &amp; Equity</b>			
<u>Current Liabilities</u>			
Accounts Payable - Other	19,757.42	15,812.42	3,945.00
Unearned Assessments	846,035.00	0.00	846,035.00
Prepaid Assessments	108,512.36	352,419.93	(243,907.57)
Lender Setup Fee	625.00	250.00	375.00
Due to other Departments	3,203.73	10,889.00	(7,685.27)
Unclaimed Funds	33.42	33.42	0.00
<u>Total Current Liabilities</u>	<u>1,001,017.55</u>	<u>425,231.85</u>	<u>575,785.70</u>
<u>Other Liabilities</u>			
Facility Rental Deposit	2,200.00	2,800.00	(600.00)
Security Deposits	0.00	700.00	(700.00)
<u>Total Other Liabilities</u>	<u>2,200.00</u>	<u>3,500.00</u>	<u>(1,300.00)</u>
<u>Equity</u>			
Equity	1,276,382.76	1,276,382.76	0.00
Net Income (Loss)	123,452.31	69,985.84	53,466.47
<u>Total Equity</u>	<u>1,399,835.07</u>	<u>1,346,368.60</u>	<u>53,466.47</u>
<u>Total Liabilities &amp; Equity</u>	<u>2,403,052.62</u>	<u>1,775,100.45</u>	<u>627,952.17</u>



# Balance Sheet with GL Accounts

Wednesday, March 15, 2023

12:41

Posted 02/28/2023

## Heartland Community Association

### 01-Operating

	02/2023	01/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	498,456.46	319,193.87	179,262.59
10302	Cash - OP SVG MM Oakwood	242,011.50	141,623.19	100,388.31
10305	Cash - INTAKE PWB	5,655.33	3,582.17	2,073.16
105	Cash - Debit Card PWB	3,503.47	5,000.00	(1,496.53)
	<u>Total Cash</u>	<u>749,626.76</u>	<u>469,399.23</u>	<u>280,227.53</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	864,043.97	492,375.78	371,668.19
112	AR Other	16,229.66	26,621.01	(10,391.35)
114	Due from other Departments	2,167.73	7,353.00	(5,185.27)
119	Allowance for Doubtful Accounts	(383,474.74)	(383,474.74)	0.00
	<u>Total Accounts Receivable</u>	<u>498,966.62</u>	<u>142,875.05</u>	<u>356,091.57</u>
<u>Fixed Assets</u>				
124	Personal Property	6,524.92	6,524.92	0.00
128	Equipment	8,361.99	8,361.99	0.00
129	Accumulated Depreciation	(14,886.91)	(14,886.91)	0.00
	<u>Total Fixed Assets</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
<u>Other Assets</u>				
133	Prepaid Insurance	22,544.72	45,636.00	(23,091.28)
134	Prepaid Expense	14,384.68	12,989.55	1,395.13
180	Suspense	(1,375.00)	0.00	(1,375.00)
	<u>Total Other Assets</u>	<u>35,554.40</u>	<u>58,625.55</u>	<u>(23,071.15)</u>
	<u>Total Assets</u>	<u>1,284,147.78</u>	<u>670,899.83</u>	<u>613,247.95</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	21,681.62	34,652.22	(12,970.60)
211	Accounts Payable	0.00	9,559.86	(9,559.86)
212	Accounts Payable - Other	19,757.42	15,812.42	3,945.00
213	Unearned Assessments	846,035.00	0.00	846,035.00
214	Prepaid Assessments	108,512.36	352,419.93	(243,907.57)
21802	Lender Setup Fee	625.00	250.00	375.00
224	Due to other Departments	1,036.00	736.00	300.00
250	Unclaimed Funds	33.42	33.42	0.00
	<u>Total Current Liabilities</u>	<u>997,680.82</u>	<u>413,463.85</u>	<u>584,216.97</u>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	2,200.00	2,800.00	(600.00)
22103	Security Deposits	0.00	700.00	(700.00)
	<u>Total Other Liabilities</u>	<u>2,200.00</u>	<u>3,500.00</u>	<u>(1,300.00)</u>

# Balance Sheet with GL Accounts

Wednesday, March 15, 2023

12:41

Posted 02/28/2023

## Heartland Community Association

### 01-Operating

	02/2023	01/2023	Net Change
<b>Liabilities &amp; Equity</b>			
<u>Equity</u>			
309 Equity	201,946.99	201,946.99	0.00
Net Income (Loss)	82,319.97	51,988.99	30,330.98
<u>Total Equity</u>	<u>284,266.96</u>	<u>253,935.98</u>	<u>30,330.98</u>
<u>Total Liabilities &amp; Equity</u>	<u>1,284,147.78</u>	<u>670,899.83</u>	<u>613,247.95</u>

Posted 02/28/2023

Heartland Community Association  
02-Townhome

	02/2023	01/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	26,622.82	0.00	26,622.82
10101	Cash - Townhome OP CKG PWB	171,910.84	188,780.67	(16,869.83)
	<b>Total Cash</b>	<b>198,533.66</b>	<b>188,780.67</b>	<b>9,752.99</b>
<u>Accounts Receivable</u>				
111	Accounts Receivable	36,425.01	33,210.15	3,214.86
114	Due from other Departments	286.00	286.00	0.00
	<b>Total Accounts Receivable</b>	<b>36,711.01</b>	<b>33,496.15</b>	<b>3,214.86</b>
	<b>Total Assets</b>	<b>235,244.67</b>	<b>222,276.82</b>	<b>12,967.85</b>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	1,169.00	1,615.00	(446.00)
224	Due to other Departments	2,167.73	4,153.00	(1,985.27)
	<b>Total Current Liabilities</b>	<b>3,336.73</b>	<b>5,768.00</b>	<b>(2,431.27)</b>
<u>Equity</u>				
309	Equity	206,880.61	206,880.61	0.00
	Net Income (Loss)	25,027.33	9,628.21	15,399.12
	<b>Total Equity</b>	<b>231,907.94</b>	<b>216,508.82</b>	<b>15,399.12</b>
	<b>Total Liabilities &amp; Equity</b>	<b>235,244.67</b>	<b>222,276.82</b>	<b>12,967.85</b>

Posted 02/28/2023

Heartland Community Association

03-Reserve

	02/2023	01/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
102	Cash - RSV MM TX Cap	248,613.51	248,261.46	352.05
10201	Cash - RSV MM Modern Bank	247,986.81	250,309.10	(2,322.29)
10202	Cash - RSV MM PWB	20,052.12	14,642.29	5,409.83
104	Reserve 3M CD Veritex	83,337.54	83,028.52	309.02
10401	Reserve - 6M CD Veritex	83,400.07	83,061.14	338.93
10402	Reserve - 9M CD Veritex	83,452.16	83,088.32	363.84
10403	Reserve - 6M CD Bank 34	105,925.78	105,925.78	0.00
	<u>Total Cash</u>	<u>872,767.99</u>	<u>868,316.61</u>	<u>4,451.38</u>
<u>Accounts Receivable</u>				
112	AR Other	1,500.00	7,950.00	(6,450.00)
114	Due from other Departments	750.00	450.00	300.00
	<u>Total Accounts Receivable</u>	<u>2,250.00</u>	<u>8,400.00</u>	<u>(6,150.00)</u>
<u>Other Assets</u>				
18501	Accrued Interest Receivable	633.39	0.00	633.39
	<u>Total Other Assets</u>	<u>633.39</u>	<u>0.00</u>	<u>633.39</u>
	<u>Total Assets</u>	<u>875,651.38</u>	<u>876,716.61</u>	<u>(1,065.23)</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
224	Due to other Departments	0.00	6,000.00	(6,000.00)
	<u>Total Current Liabilities</u>	<u>0.00</u>	<u>6,000.00</u>	<u>(6,000.00)</u>
<u>Equity</u>				
309	Equity	865,149.60	865,149.60	0.00
	Net Income (Loss)	10,501.78	5,567.01	4,934.77
	<u>Total Equity</u>	<u>875,651.38</u>	<u>870,716.61</u>	<u>4,934.77</u>
	<u>Total Liabilities &amp; Equity</u>	<u>875,651.38</u>	<u>876,716.61</u>	<u>(1,065.23)</u>

Posted 02/28/2023

Heartland Community Association  
04-Townhome Reserve

	02/2023	01/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
107	Cash - RSV Townhome MM PWB	8,008.79	2,407.19	5,601.60
	<u>Total Cash</u>	<u>8,008.79</u>	<u>2,407.19</u>	<u>5,601.60</u>
<u>Accounts Receivable</u>				
114	Due from other Departments	0.00	2,800.00	(2,800.00)
	<u>Total Accounts Receivable</u>	<u>0.00</u>	<u>2,800.00</u>	<u>(2,800.00)</u>
	<u>Total Assets</u>	<u>8,008.79</u>	<u>5,207.19</u>	<u>2,801.60</u>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	2,405.56	2,405.56	0.00
	Net Income (Loss)	5,603.23	2,801.63	2,801.60
	<u>Total Equity</u>	<u>8,008.79</u>	<u>5,207.19</u>	<u>2,801.60</u>
	<u>Total Liabilities &amp; Equity</u>	<u>8,008.79</u>	<u>5,207.19</u>	<u>2,801.60</u>

# Balance Sheet - Consolidated

Posted 02/28/2023

Wednesday, March 15, 2023

12:41

## Heartland Community Association

01-Operating 02-Townhome 03-Reserve 04-Townhome Total Reserve

Assets	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<u>Cash</u>				
Cash - OP PWB	498,456.46	26,622.82		525,079.28
Cash - Townhome OP CKI		171,910.84		171,910.84
Cash - OP SVG MM Oakw	242,011.50			242,011.50
Cash - INTAKE PWB	5,655.33			5,655.33
Cash - Debit Card PWB	3,503.47			3,503.47
Cash - RSV MM TX Cap			248,613.51	248,613.51
Cash - RSV MM Modern B			247,986.81	247,986.81
Cash - RSV MM PWB			20,052.12	20,052.12
Reserve 3M CD Veritex			83,337.54	83,337.54
Reserve - 6M CD Veritex			83,400.07	83,400.07
Reserve - 9M CD Veritex			83,452.16	83,452.16
Reserve - 6M CD Bank 34			105,925.78	105,925.78
Cash - RSV Townhome MI			8,008.79	8,008.79
<b>Total Cash</b>	<b>749,626.76</b>	<b>198,533.66</b>	<b>872,767.99</b>	<b>8,008.79 1,828,937.20</b>
<u>Accounts Receivable</u>				
Accounts Receivable	864,043.97	36,425.01		900,468.98
AR Other	16,229.66		1,500.00	17,729.66
Due from other Departmer	2,167.73	286.00	750.00	3,203.73
Allowance for Doubtful Act	(383,474.74)			(383,474.74)
<b>Total Accounts Receivable</b>	<b>498,966.62</b>	<b>36,711.01</b>	<b>2,250.00</b>	<b>537,927.63</b>
<u>Fixed Assets</u>				
Personal Property	6,524.92			6,524.92
Equipment	8,361.99			8,361.99
Accumulated Depreciation	(14,886.91)			(14,886.91)
<b>Total Fixed Assets</b>				
<u>Other Assets</u>				
Prepaid Insurance	22,544.72			22,544.72
Prepaid Expense	14,384.68			14,384.68
Suspense	(1,375.00)			(1,375.00)

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# Balance Sheet - Consolidated

Wednesday, March 15, 2023

12:41

Posted 02/28/2023

## Heartland Community Association

01-Operating    02-Townhome    03-Reserve    04-Townhome Total Reserve

Assets	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<u>Other Assets</u>			633.39	633.39
Accrued Interest Receivable			633.39	36,187.79
<u>Total Other Assets</u>	35,554.40		633.39	36,187.79
<u>Total Assets</u>	1,284,147.78	235,244.67	875,651.38	8,008.79    2,403,052.62
<u>Liabilities &amp; Equity</u>				
<u>Current Liabilities</u>				
Accrued Expense	21,681.62	1,169.00		22,850.62
Accounts Payable - Other	19,757.42			19,757.42
Unearned Assessments	846,035.00			846,035.00
Prepaid Assessments	108,512.36			108,512.36
Lender Setup Fee	625.00			625.00
Due to other Departments	1,036.00	2,167.73		3,203.73
Unclaimed Funds	33.42			33.42
<u>Total Current Liabilities</u>	997,680.82	3,336.73		1,001,017.55
<u>Other Liabilities</u>				
Facility Rental Deposit	2,200.00			2,200.00
<u>Total Other Liabilities</u>	2,200.00			2,200.00
<u>Equity</u>				
Equity	201,946.99	206,880.61	865,149.60	2,405.56    1,276,382.76
Net Income (Loss)	82,319.97	25,027.33	10,501.78	5,603.23    123,452.31
<u>Total Equity</u>	284,266.96	231,907.94	875,651.38	8,008.79    1,399,835.07
<u>Total Liabilities &amp; Equity</u>	1,284,147.78	235,244.67	875,651.38	8,008.79    2,403,052.62

**Heartland Community Association**  
**Income Statement**  
**01-Operating**

Posted 2/1/2023 To 2/28/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	151,495.00	151,823.00	(328.00)	298,193.00	302,908.00	(4,715.00)	1,861,728.00
403 Builder Assessments	21,118.69	24,477.00	(3,358.31)	44,829.09	49,610.00	(4,780.91)	297,250.00
416 Rental Income	2,450.00	1,500.00	950.00	5,650.00	3,000.00	2,650.00	18,000.00
423 Bad Debt Expense	0.00	(5,000.00)	5,000.00	(141.80)	(10,000.00)	9,858.20	(60,000.00)
432 Initial Reserve Contribution	0.00	450.00	(450.00)	0.00	900.00	(900.00)	5,400.00
434 Working Capital	1,200.00	1,800.00	(600.00)	11,100.00	3,600.00	7,500.00	21,600.00
441 Late Fees	(1,159.00)	1,000.00	(2,159.00)	509.10	2,000.00	(1,490.90)	12,000.00
44101 Collection Fee Revenue	(239.59)	5,000.00	(5,239.59)	9,607.41	10,000.00	(392.59)	60,000.00
44503 Sponsorship	2,136.00	400.00	1,736.00	2,136.00	800.00	1,336.00	4,800.00
451 Interest	388.31	300.00	88.31	759.82	600.00	159.82	3,600.00
454 Sanctions/Fines	2,365.00	0.00	2,365.00	4,165.54	0.00	4,165.54	0.00
459 Miscellaneous Income	75.00	300.00	(225.00)	321.00	600.00	(279.00)	3,600.00
45901 Permit Fee Income	125.00	550.00	(425.00)	400.00	1,100.00	(700.00)	6,600.00
45914 Legal Fee Revenue	3,789.51	2,000.00	1,789.51	20,686.90	4,000.00	16,686.90	24,000.00
472 Recreation Event Income	0.00	0.00	0.00	1,087.00	0.00	1,087.00	0.00
<b>TOTAL Revenue</b>	<b>183,743.92</b>	<b>184,600.00</b>	<b>(856.08)</b>	<b>399,303.06</b>	<b>369,118.00</b>	<b>30,185.06</b>	<b>2,258,578.00</b>
<b>TOTAL Income</b>	<b>183,743.92</b>	<b>184,600.00</b>	<b>(856.08)</b>	<b>399,303.06</b>	<b>369,118.00</b>	<b>30,185.06</b>	<b>2,258,578.00</b>
<b>Expense</b>							
<b>Administrative</b>							
505 Onsite Services	69,717.83	67,774.00	(1,943.83)	139,177.97	142,325.40	3,147.43	904,062.00
536 Office Equipment	717.24	700.00	(17.24)	1,434.48	1,400.00	(34.48)	8,400.00
547 Uniforms	0.00	300.00	300.00	514.91	600.00	85.09	3,600.00
551 Advertising	681.25	445.00	(236.25)	681.25	890.00	208.75	5,340.00
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	3,900.00
561 Legal Fees - Collections	7,903.09	3,500.00	(4,403.09)	20,777.38	7,000.00	(13,777.38)	42,000.00
56101 Lien/Collection Costs	1,653.00	0.00	(1,653.00)	11,500.00	0.00	(11,500.00)	0.00
562 Legal Fees - Attorney	0.00	800.00	800.00	0.00	1,600.00	1,600.00	9,600.00
563 Licenses/Fees/Permits	553.34	1,126.67	573.33	1,229.81	2,253.34	1,023.53	13,520.00
564 Dues/Subscriptions	236.41	150.00	(86.41)	463.70	300.00	(163.70)	1,800.00
565 Community Management Fees	8,394.00	8,600.00	206.00	16,744.00	17,196.00	452.00	105,316.00
567 Meeting Expense	481.05	50.00	(431.05)	481.05	100.00	(381.05)	1,050.00
569 Office Supplies	3,520.71	1,300.00	(2,220.71)	6,410.25	3,200.00	(3,210.25)	11,700.00
572 Postage	2,682.64	3,000.00	317.36	6,769.50	6,000.00	(769.50)	36,000.00
575 Social Events	10,955.91	5,775.00	(5,180.91)	12,288.19	7,800.00	(4,488.19)	118,100.00
57901 Mileage/Auto	855.00	1,000.00	145.00	2,235.02	2,000.00	(235.02)	12,000.00
590 Web Hosting	589.68	580.00	(9.68)	1,179.36	1,160.00	(19.36)	6,960.00
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	16,000.00
612 IT Support	(345.00)	0.00	345.00	(345.00)	0.00	345.00	0.00
<b>TOTAL Administrative</b>	<b>108,596.15</b>	<b>95,100.67</b>	<b>(13,495.48)</b>	<b>221,541.87</b>	<b>193,824.74</b>	<b>(27,717.13)</b>	<b>1,299,348.00</b>
<b>Contract Services</b>							



# Heartland Community Association

## Income Statement

### 01-Operating

Posted 2/1/2023 To 2/28/2023 11:59:00 PM

		Current Period 01-Operating			Year to Date 01-Operating			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
605	Janitor Contract	792.00	3,231.00	2,439.00	2,508.00	8,662.00	6,154.00	43,370.00
615	Refuse Removal	200.00	200.00	0.00	400.00	400.00	0.00	2,400.00
619	Landscape Contract	5,469.30	6,383.38	914.08	10,938.60	12,766.76	1,828.16	76,600.56
61908	Landscape - Additional	0.00	1,500.00	1,500.00	0.00	3,000.00	3,000.00	18,000.00
629	Pool Service	6,000.00	8,200.00	2,200.00	12,095.00	16,400.00	4,305.00	98,400.00
62903	Pool Monitor	0.00	8,000.00	8,000.00	8,000.00	8,000.00	0.00	209,000.00
637	Patrol Security Service	0.00	0.00	0.00	0.00	0.00	0.00	30,000.00
63707	Security/Alarm Monitoring	105.00	130.00	25.00	617.59	260.00	(357.59)	1,560.00
<b>TOTAL Contract Services</b>		<b>12,566.30</b>	<b>27,644.38</b>	<b>15,078.08</b>	<b>34,559.19</b>	<b>49,488.76</b>	<b>14,929.57</b>	<b>479,330.56</b>
<b>Insurance</b>								
851	Insurance - D&O	1,381.58	1,055.00	(326.58)	2,763.16	2,110.00	(653.16)	15,033.75
855	Insurance - Excess Liability	11,807.70	6,583.71	(5,223.99)	18,259.83	13,167.42	(5,092.41)	92,859.98
856	Fire & EC Insurance	0.00	5,825.00	5,825.00	5,355.57	11,650.00	6,294.43	83,006.25
857	Insurance - Workers Compensation	29.17	37.00	7.83	58.34	74.00	15.66	471.75
<b>TOTAL Insurance</b>		<b>13,218.45</b>	<b>13,500.71</b>	<b>282.26</b>	<b>26,436.90</b>	<b>27,001.42</b>	<b>564.52</b>	<b>191,371.73</b>
<b>Other Expenses</b>								
899	Enhancements	0.00	288.75	288.75	0.00	23,520.50	23,520.50	26,408.00
<b>TOTAL Other Expenses</b>		<b>0.00</b>	<b>288.75</b>	<b>288.75</b>	<b>0.00</b>	<b>23,520.50</b>	<b>23,520.50</b>	<b>26,408.00</b>
<b>Parts &amp; Supplies</b>								
628	Fire & Safety Supplies	0.00	25.00	25.00	190.00	50.00	(140.00)	300.00
701	HVAC Supplies	0.00	125.00	125.00	0.00	250.00	250.00	1,500.00
707	Janitorial Supplies	975.15	900.00	(75.15)	1,565.18	1,800.00	234.82	10,800.00
709	Electrical Supplies	1,187.49	25.00	(1,162.49)	1,379.01	50.00	(1,329.01)	300.00
719	Pool Supplies/Chemicals	104.96	3,000.00	2,895.04	154.94	6,000.00	5,845.06	36,000.00
720	Tools & Equipment	145.81	30.00	(115.81)	397.05	60.00	(337.05)	360.00
<b>TOTAL Parts &amp; Supplies</b>		<b>2,413.41</b>	<b>4,105.00</b>	<b>1,691.59</b>	<b>3,686.18</b>	<b>8,210.00</b>	<b>4,523.82</b>	<b>49,260.00</b>
<b>Repairs &amp; Maintenance</b>								
61957	Irrigation Repairs	0.00	300.00	300.00	0.00	600.00	600.00	7,600.00
656	General Maintenance	1,999.52	400.00	(1,599.52)	4,879.07	10,800.00	5,920.93	14,800.00
675	Fitness Center Expense	0.00	360.00	360.00	0.00	720.00	720.00	4,320.00
68303	Furniture	0.00	300.00	300.00	0.00	600.00	600.00	3,600.00
689	Site Signage	0.00	62.00	62.00	0.00	124.00	124.00	744.00
697	Vehicle Maintenance	95.92	200.00	104.08	252.85	400.00	147.15	2,400.00
72001	Pool Repairs	0.00	400.00	400.00	72.89	800.00	727.11	4,800.00
<b>TOTAL Repairs &amp; Maintenance</b>		<b>2,095.44</b>	<b>2,022.00</b>	<b>(73.44)</b>	<b>5,204.81</b>	<b>14,044.00</b>	<b>8,839.19</b>	<b>38,264.00</b>
<b>Taxes</b>								
805	Real Estate Tax	0.00	0.00	0.00	14.70	0.00	(14.70)	6,500.00
<b>TOTAL Taxes</b>		<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>14.70</b>	<b>0.00</b>	<b>(14.70)</b>	<b>6,500.00</b>
<b>Utilities</b>								
573	Telephone	2,110.17	1,950.00	(160.17)	4,441.88	3,900.00	(541.88)	23,400.00
751	Electricity	3,940.28	6,000.00	2,059.72	9,570.31	12,000.00	2,429.69	72,000.00
75301	Gas Amenity Center	1,024.00	208.00	(816.00)	1,242.04	416.00	(826.04)	2,496.00

**Heartland Community Association**  
**Income Statement**  
**01-Operating**

Posted 2/1/2023 To 2/28/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
755 Water/Sewer	5,498.74	3,900.00	(1,598.74)	6,385.21	7,800.00	1,414.79	46,800.00
TOTAL Utilities	12,573.19	12,058.00	(515.19)	21,639.44	24,116.00	2,476.56	144,696.00
TOTAL Expense	151,462.94	154,719.50	3,256.56	313,083.09	340,205.42	27,122.33	2,235,178.29
Net Operating Income/Loss	32,280.98	29,880.50	2,400.48	86,219.97	28,912.58	57,307.39	23,399.71
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	0.00	(3,900.00)	(3,900.00)	0.00	(23,400.00)
TOTAL Transfer between Funds	(1,950.00)	(1,950.00)	0.00	(3,900.00)	(3,900.00)	0.00	(23,400.00)
TOTAL Transfers	(1,950.00)	(1,950.00)	0.00	(3,900.00)	(3,900.00)	0.00	(23,400.00)
Net Income/Loss After Transfers	30,330.98	27,930.50	2,400.48	82,319.97	25,012.58	57,307.39	(0.29)

# Heartland Community Association

## Income Statement

### 02-Townhome

Posted 2/1/2023 To 2/28/2023 11:59:00 PM

	Current Period 02-Townhome			Year to Date 02-Townhome			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	16,588.00	15,190.00	1,398.00	33,176.00	29,400.00	3,776.00	235,200.00
403 Builder Assessments	12,953.36	7,105.00	5,848.36	21,038.36	15,190.00	5,848.36	86,240.00
44101 Collection Fee Revenue	0.00	0.00	0.00	(130.00)	0.00	(130.00)	0.00
<b>TOTAL Revenue</b>	<b>29,541.36</b>	<b>22,295.00</b>	<b>7,246.36</b>	<b>54,084.36</b>	<b>44,590.00</b>	<b>9,494.36</b>	<b>321,440.00</b>
<b>TOTAL Income</b>	<b>29,541.36</b>	<b>22,295.00</b>	<b>7,246.36</b>	<b>54,084.36</b>	<b>44,590.00</b>	<b>9,494.36</b>	<b>321,440.00</b>
<b>Expense</b>							
<b>Expenses</b>							
514 Townhome Administrative Fee	0.00	200.00	200.00	0.00	400.00	400.00	2,400.00
57911 Townhome Miscellaneous Expense	0.00	1,192.00	1,192.00	0.00	2,384.00	2,384.00	14,303.00
61901 Townhome Landscape	1,103.11	2,623.00	1,519.89	2,206.22	5,246.00	3,039.78	37,976.00
65301 Townhome Building Repairs	0.00	500.00	500.00	0.00	1,000.00	1,000.00	6,000.00
665 Townhome Irrigation Repairs	0.00	350.00	350.00	0.00	700.00	700.00	4,200.00
75102 Townhome Electric	0.00	400.00	400.00	0.00	800.00	800.00	4,800.00
75801 Townhome Water	36.30	450.00	413.70	845.15	900.00	54.85	5,400.00
85301 Townhome Insurance	10,202.83	10,203.00	0.17	20,405.66	20,406.00	0.34	212,760.75
<b>TOTAL Expenses</b>	<b>11,342.24</b>	<b>15,918.00</b>	<b>4,575.76</b>	<b>23,457.03</b>	<b>31,836.00</b>	<b>8,378.97</b>	<b>287,839.75</b>
<b>TOTAL Expense</b>	<b>11,342.24</b>	<b>15,918.00</b>	<b>4,575.76</b>	<b>23,457.03</b>	<b>31,836.00</b>	<b>8,378.97</b>	<b>287,839.75</b>
<b>Net Operating Income/Loss</b>	<b>18,199.12</b>	<b>6,377.00</b>	<b>11,822.12</b>	<b>30,627.33</b>	<b>12,754.00</b>	<b>17,873.33</b>	<b>33,600.25</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	0.00	(5,600.00)	(5,600.00)	0.00	(33,600.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(5,600.00)</b>	<b>(5,600.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>TOTAL Transfers</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(5,600.00)</b>	<b>(5,600.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>15,399.12</b>	<b>3,577.00</b>	<b>11,822.12</b>	<b>25,027.33</b>	<b>7,154.00</b>	<b>17,873.33</b>	<b>0.25</b>

# Heartland Community Association

## Income Statement

### 03-Reserve

Posted 2/1/2023 To 2/28/2023 11:59:00 PM

	Current Period 03-Reserve			Year to Date 03-Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
432 Initial Reserve Contribution	300.00	0.00	300.00	2,775.00	0.00	2,775.00	0.00
451 Interest	2,684.77	0.00	2,684.77	3,826.78	0.00	3,826.78	0.00
<b>TOTAL Revenue</b>	<u>2,984.77</u>	<u>0.00</u>	<u>2,984.77</u>	<u>6,601.78</u>	<u>0.00</u>	<u>6,601.78</u>	<u>0.00</u>
<b>TOTAL Income</b>	<u>2,984.77</u>	<u>0.00</u>	<u>2,984.77</u>	<u>6,601.78</u>	<u>0.00</u>	<u>6,601.78</u>	<u>0.00</u>
<b>Net Operating Income/Loss</b>	<u>2,984.77</u>	<u>0.00</u>	<u>2,984.77</u>	<u>6,601.78</u>	<u>0.00</u>	<u>6,601.78</u>	<u>0.00</u>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	1,950.00	1,950.00	0.00	3,900.00	3,900.00	0.00	23,400.00
<b>TOTAL Transfer between Funds</b>	<u>1,950.00</u>	<u>1,950.00</u>	<u>0.00</u>	<u>3,900.00</u>	<u>3,900.00</u>	<u>0.00</u>	<u>23,400.00</u>
<b>TOTAL Transfers</b>	<u>1,950.00</u>	<u>1,950.00</u>	<u>0.00</u>	<u>3,900.00</u>	<u>3,900.00</u>	<u>0.00</u>	<u>23,400.00</u>
<b>Net Income/Loss After Transfers</b>	<u><u>4,934.77</u></u>	<u><u>1,950.00</u></u>	<u><u>2,984.77</u></u>	<u><u>10,501.78</u></u>	<u><u>3,900.00</u></u>	<u><u>6,601.78</u></u>	<u><u>23,400.00</u></u>

**Heartland Community Association**  
**Income Statement**  
**04-Townhome Reserve**  
 Posted 2/1/2023 To 2/28/2023 11:59:00 PM

	Current Period 04-Townhome Reserve			Year to Date 04-Townhome Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
451 Interest	1.60	0.00	1.60	3.23	0.00	3.23	0.00
<b>TOTAL Revenue</b>	<b>1.60</b>	<b>0.00</b>	<b>1.60</b>	<b>3.23</b>	<b>0.00</b>	<b>3.23</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>1.60</b>	<b>0.00</b>	<b>1.60</b>	<b>3.23</b>	<b>0.00</b>	<b>3.23</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>1.60</b>	<b>0.00</b>	<b>1.60</b>	<b>3.23</b>	<b>0.00</b>	<b>3.23</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	2,800.00	2,800.00	0.00	5,600.00	5,600.00	0.00	33,600.00
<b>TOTAL Transfer between Funds</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>5,600.00</b>	<b>5,600.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>TOTAL Transfers</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>5,600.00</b>	<b>5,600.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>Net Income/Loss After Transfers</b>	<b>2,801.60</b>	<b>2,800.00</b>	<b>1.60</b>	<b>5,603.23</b>	<b>5,600.00</b>	<b>3.23</b>	<b>33,600.00</b>

**YTD Income Statement**

Wednesday, March 15, 2023

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**Heartland Community Association  
01-Operating**

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	146,698.00	151,495.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	298,193.00
403 Builder Assessments	23,710.40	21,118.69	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	44,829.09
416 Rental Income	3,200.00	2,450.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,650.00
423 Bad Debt Expense	(141.80)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(141.80)
432 Initial Reserve Contribution	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
434 Working Capital	9,900.00	1,200.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	11,100.00
441 Late Fees	1,668.10	(1,159.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	509.10
44101 Collection Fee Revenue	9,847.00	(239.59)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,607.41
44503 Sponsorship	0.00	2,136.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,136.00
451 Interest	371.51	388.31	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	759.82
454 Sanctions/Fines	1,800.54	2,365.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,165.54
459 Miscellaneous Income	246.00	75.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	321.00
45901 Permit Fee Income	275.00	125.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	400.00
45914 Legal Fee Revenue	16,897.39	3,789.51	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	20,686.90
472 Recreation Event Income	1,087.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,087.00
<b>TOTAL Revenue</b>	<b>215,559.14</b>	<b>183,743.92</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>0.00</b>	<b>0.00</b>	<b>399,303.06</b>
Transfer between Funds													
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(3,900.00)
<b>TOTAL Transfer between Funds</b>	<b>(1,950.00)</b>	<b>(1,950.00)</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(3,900.00)</b>
<b>TOTAL INCOME</b>	<b>213,609.14</b>	<b>181,793.92</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>0.00</b>	<b>0.00</b>	<b>395,403.06</b>
<b>EXPENSES</b>													
Administrative													
505 Onsite Services	69,460.14	69,717.83	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	139,177.97
536 Office Equipment	717.24	717.24	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,434.48
547 Uniforms	514.91	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	514.91
551 Advertising	0.00	681.25	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	681.25
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
561 Legal Fees - Collections	12,874.29	7,903.09	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	20,777.38

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**Hearland Community Association**  
**01-Operating**

	January	February	March	April	May	June	July	August	September	October	November	December	Total
56101 Lien/Collection Costs	9,847.00	1,653.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	11,500.00
562 Legal Fees - Attorney	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
563 Licenses/Fees/Permits	676.47	553.34	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,229.81
564 Dues/Subscriptions	227.29	236.41	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	463.70
565 Community Management Fees	8,350.00	8,394.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	16,744.00
567 Meeting Expense	0.00	481.05	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	481.05
569 Office Supplies	2,869.54	3,520.71	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,410.25
572 Postage	4,086.86	2,682.64	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,769.50
575 Social Events	1,332.28	10,955.91	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	12,288.19
57901 Mileage/Auto	1,380.02	855.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,235.02
590 Web Hosting	569.68	589.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,179.36
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
612 IT Support	0.00	(345.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(345.00)
<b>TOTAL Administrative</b>	<b>112,945.72</b>	<b>108,596.15</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>0.00</b>	<b>0.00</b>	<b>221,541.87</b>
<b>Contract Services</b>													
605 Janitor Contract	1,716.00	792.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,508.00
615 Refuse Removal	200.00	200.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	400.00
619 Landscape Contract	5,469.30	5,469.30	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10,938.60
61908 Landscape - Additional	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
629 Pool Service	6,095.00	6,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	12,095.00
62903 Pool Monitor	8,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,000.00
637 Patrol Security Service	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
63707 Security/Alarm Monitoring	512.59	105.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	617.59
<b>TOTAL Contract Services</b>	<b>21,992.89</b>	<b>12,566.30</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>0.00</b>	<b>0.00</b>	<b>34,559.19</b>
<b>Insurance</b>													
851 Insurance - D&O	1,381.58	1,381.58	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,763.16
855 Insurance - Excess Liability	6,452.13	11,807.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	18,259.83
856 Fire & EC Insurance	5,355.57	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,355.57
857 Insurance - Workers Compensation	29.17	29.17	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	58.34

**YTD Income Statement**

Wednesday, March 15, 2023

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**Heartland Community Association  
01-Operating**

	January	February	March	April	May	June	July	August	September	October	November	December	Total
TOTAL Insurance	13,218.45	13,218.45	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	26,436.90
Other Expenses													
899 Enhancements	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL Other Expenses	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Parts & Supplies													
628 Fire & Safety Supplies	190.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	190.00
701 HVAC Supplies	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
707 Janitorial Supplies	590.03	975.15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,565.18
709 Electrical Supplies	191.52	1,187.49	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,379.01
719 Pool Supplies/Chemicals	49.98	104.96	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	154.94
720 Tools & Equipment	251.24	145.81	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	397.05
TOTAL Parts & Supplies	1,272.77	2,413.41	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,686.18
Repairs & Maintenance													
61957 Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
656 General Maintenance	2,879.55	1,999.52	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,879.07
675 Fitness Center Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
68303 Furniture	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
689 Site Signage	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
697 Vehicle Maintenance	156.93	95.92	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	252.85
72001 Pool Repairs	72.89	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	72.89
TOTAL Repairs & Maintenance	3,109.37	2,095.44	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,204.81
Taxes													
805 Real Estate Tax	14.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.70
TOTAL Taxes	14.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.70
Utilities													
573 Telephone	2,331.71	2,110.17	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,441.88
751 Electricity	5,630.03	3,940.28	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,570.31
75301 Gas Amenity Center	218.04	1,024.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,242.04
755 Water/Sewer	886.47	5,498.74	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,385.21
TOTAL Utilities	9,066.25	12,573.19	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	21,639.44



**YTD Income Statement**

Wednesday, March 15, 2023

12:41

Posted 2/1/2023 To 2/28/2023 11:59:00 PM

**Heartland Community Association**

**01-Operating**

	January	February	March	April	May	June	July	August	September	October	November	December	Total
TOTAL EXPENSES	161,620.15	151,462.94	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	313,083.09
Excess Revenue / Expense	51,968.99	30,330.98	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	82,319.97

# YTD Income Statement

Posted 2/1/2023 To 2/28/2023 11:59:00 PM

Wednesday, March 15, 2023

12:41

## Heartland Community Association 02-Townhome

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	16,588.00	16,588.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	33,176.00
403 Builder Assessments	8,085.00	12,953.36	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	21,038.36
44101 Collection Fee Revenue	(130.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(130.00)
<b>TOTAL Revenue</b>	<b>24,543.00</b>	<b>29,541.36</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>0.00</b>	<b>0.00</b>	<b>54,084.36</b>
Transfer between Funds													
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(5,600.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(5,600.00)</b>
<b>TOTAL INCOME</b>	<b>21,743.00</b>	<b>26,741.36</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>0.00</b>	<b>0.00</b>	<b>48,484.36</b>
EXPENSES													
Expenses													
514 Townhome Administrative Fee	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
57911 Townhome Miscellaneous Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
61901 Townhome Landscape	1,103.11	1,103.11	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,206.22
65301 Townhome Building Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
665 Townhome Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75102 Townhome Electric	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75801 Townhome Water	808.85	36.30	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	845.15
85301 Townhome Insurance	10,202.83	10,202.83	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	20,405.66
<b>TOTAL Expenses</b>	<b>12,114.79</b>	<b>11,342.24</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>0.00</b>	<b>0.00</b>	<b>23,457.03</b>
<b>TOTAL EXPENSES</b>	<b>12,114.79</b>	<b>11,342.24</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>0.00</b>	<b>0.00</b>	<b>23,457.03</b>
Excess Revenue / Expense	9,628.21	15,399.12	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	25,027.33

**YTD Income Statement**

Posted 2/1/2023 To 2/28/2023 11:59:00 PM

Wednesday, March 15, 2023

12:41

**Heartland Community Association**

**03-Reserve**

	January	February	March	April	May	June	July	August	September	October	November	December	Total
<b>INCOME</b>													
<b>Revenue</b>													
432 Initial Reserve Contribution	2,475.00	300.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,775.00
451 Interest	1,142.01	2,684.77	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,826.78
<b>TOTAL Revenue</b>	<b>3,617.01</b>	<b>2,984.77</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>0.00</b>	<b>0.00</b>	<b>6,601.78</b>
<b>Transfer between Funds</b>													
498 Reserve Fund Transfer	1,950.00	1,950.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,900.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>3,900.00</b>
<b>TOTAL INCOME</b>	<b>5,567.01</b>	<b>4,934.77</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>0.00</b>	<b>0.00</b>	<b>10,501.78</b>
Excess Revenue / Expense	5,567.01	4,934.77	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10,501.78

**YTD Income Statement**

Wednesday, March 15, 2023

12:41

Posted 2/1/2023 To 2/28/2023 11:59:00 PM

**Heartland Community Association  
04-Townhome Reserve**

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
451 Interest	1.63	1.60	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3.23
TOTAL Revenue	1.63	1.60	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3.23
Transfer between Funds													
498 Reserve Fund Transfer	2,800.00	2,800.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,600.00
TOTAL Transfer between Funds	2,800.00	2,800.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,600.00
TOTAL INCOME	2,801.63	2,801.60	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,603.23
Excess Revenue / Expense	2,801.63	2,801.60	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,603.23

# Heartland Community Association

Professionally Managed by:

**CCMC**

March 2023

COMMUNITY MANAGER: Brian Mason



**CCMC**

*Now this feels like home.®*

# Consolidate Balance Sheet - all departments

Wednesday, April 19, 2023

13:17

Posted 03/31/2023

## Heartland Community Association Consolidated

	03/2023	02/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	274,959.45	525,079.28	(250,119.83)
10101	Cash - Townhome OP CKG PWB	223,574.85	171,910.84	51,664.01
10302	Cash - OP SVG MM Oakwood	242,782.29	242,011.50	770.79
10305	Cash - INTAKE PWB	6,109.16	5,655.33	453.83
10306	Cash - OP MM Modern Bank	100,000.00	0.00	100,000.00
10404	Operating - ICS Modern Bank	300,033.40	0.00	300,033.40
105	Cash - Debit Card PWB	3,849.78	3,503.47	346.31
102	Cash - RSV MM TX Cap	249,014.74	248,613.51	401.23
10201	Cash - RSV MM Modern Bank	100,000.00	247,986.81	(147,986.81)
10202	Cash - RSV MM PWB	25,242.21	20,052.12	5,190.09
104	Reserve 3M CD Veritex	83,337.54	83,337.54	0.00
10401	Reserve - 6M CD Veritex	83,400.07	83,400.07	0.00
10402	Reserve - 9M CD Veritex	83,452.16	83,452.16	0.00
10403	Reserve - 6M CD Bank 34	105,925.78	105,925.78	0.00
10405	Reserve - ICS MM Modern Bank	148,797.67	0.00	148,797.67
107	Cash - RSV Townhome MM PWB	10,816.14	8,008.79	2,807.35
	<u>Total Cash</u>	<u>2,041,295.24</u>	<u>1,828,937.20</u>	<u>212,358.04</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	659,124.91	900,468.98	(241,344.07)
112	AR Other	5,902.39	17,729.66	(11,827.27)
114	Due from other Departments	1,640.00	3,203.73	(1,563.73)
119	Allowance for Doubtful Accounts	(374,185.45)	(383,474.74)	9,289.29
	<u>Total Accounts Receivable</u>	<u>292,481.85</u>	<u>537,927.63</u>	<u>(245,445.78)</u>
<u>Fixed Assets</u>				
124	Personal Property	6,524.92	6,524.92	0.00
128	Equipment	8,361.99	8,361.99	0.00
129	Accumulated Depreciation	(14,886.91)	(14,886.91)	0.00
	<u>Total Fixed Assets</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
<u>Other Assets</u>				
133	Prepaid Insurance	505.02	22,544.72	(22,039.70)
134	Prepaid Expense	8,930.12	14,384.68	(5,454.56)
180	Suspense	0.00	(1,375.00)	1,375.00
18501	Accrued Interest Receivable	633.39	633.39	0.00
	<u>Total Other Assets</u>	<u>10,068.53</u>	<u>36,187.79</u>	<u>(26,119.26)</u>
	<u>Total Assets</u>	<u>2,343,845.62</u>	<u>2,403,052.62</u>	<u>(59,207.00)</u>
<b>Liabilities &amp; Equity</b>				

# Consolidate Balance Sheet - all departments

Wednesday, April 19, 2023

13:17

Posted 03/31/2023

## Heartland Community Association Consolidated

	03/2023	02/2023	Net Change	
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	34,008.90	22,850.62	11,158.28
211	Accounts Payable	11,031.69	0.00	11,031.69
212	Accounts Payable - Other	9,818.32	19,757.42	(9,939.10)
213	Unearned Assessments	684,208.00	846,035.00	(161,827.00)
214	Prepaid Assessments	146,808.54	108,512.36	38,296.18
21802	Lender Setup Fee	250.00	625.00	(375.00)
224	Due to other Departments	1,640.00	3,203.73	(1,563.73)
250	Unclaimed Funds	33.42	33.42	0.00
	<u>Total Current Liabilities</u>	<u>887,798.87</u>	<u>1,001,017.55</u>	<u>(113,218.68)</u>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	4,000.00	2,200.00	1,800.00
	<u>Total Other Liabilities</u>	<u>4,000.00</u>	<u>2,200.00</u>	<u>1,800.00</u>
<u>Equity</u>				
309	Equity	1,276,382.76	1,276,382.76	0.00
	Net Income (Loss)	175,663.99	123,452.31	52,211.68
	<u>Total Equity</u>	<u>1,452,046.75</u>	<u>1,399,835.07</u>	<u>52,211.68</u>
	<u>Total Liabilities &amp; Equity</u>	<u>2,343,845.62</u>	<u>2,403,052.62</u>	<u>(59,207.00)</u>

# Individual Balance Sheets for each department

Wednesday, April 19, 2023

13:17

Posted 03/31/2023

## Heartland Community Association

### 01-Operating

	03/2023	02/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	673,131.45	498,456.46	174,674.99
10302	Cash - OP SVG MM Oakwood	242,782.29	242,011.50	770.79
10305	Cash - INTAKE PWB	6,109.16	5,655.33	453.83
105	Cash - Debit Card PWB	3,849.78	3,503.47	346.31
	<u>Total Cash</u>	<u>925,872.68</u>	<u>749,626.76</u>	<u>176,245.92</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	637,636.85	864,043.97	(226,407.12)
112	AR Other	5,902.39	16,229.66	(10,327.27)
114	Due from other Departments	1,640.00	2,167.73	(527.73)
119	Allowance for Doubtful Accounts	(374,185.45)	(383,474.74)	9,289.29
	<u>Total Accounts Receivable</u>	<u>270,993.79</u>	<u>498,966.62</u>	<u>(227,972.83)</u>
<u>Fixed Assets</u>				
124	Personal Property	6,524.92	6,524.92	0.00
128	Equipment	8,361.99	8,361.99	0.00
129	Accumulated Depreciation	(14,886.91)	(14,886.91)	0.00
	<u>Total Fixed Assets</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
<u>Other Assets</u>				
133	Prepaid Insurance	505.02	22,544.72	(22,039.70)
134	Prepaid Expense	8,930.12	14,384.68	(5,454.56)
180	Suspense	0.00	(1,375.00)	1,375.00
	<u>Total Other Assets</u>	<u>9,435.14</u>	<u>35,554.40</u>	<u>(26,119.26)</u>
	<u>Total Assets</u>	<u>1,206,301.61</u>	<u>1,284,147.78</u>	<u>(77,846.17)</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	32,715.90	21,681.62	11,034.28
211	Accounts Payable	11,031.69	0.00	11,031.69
212	Accounts Payable - Other	9,818.32	19,757.42	(9,939.10)
213	Unearned Assessments	684,208.00	846,035.00	(161,827.00)
214	Prepaid Assessments	146,808.54	108,512.36	38,296.18
21802	Lender Setup Fee	250.00	625.00	(375.00)
224	Due to other Departments	0.00	1,036.00	(1,036.00)
250	Unclaimed Funds	33.42	33.42	0.00
	<u>Total Current Liabilities</u>	<u>884,865.87</u>	<u>997,680.82</u>	<u>(112,814.95)</u>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	4,000.00	2,200.00	1,800.00
	<u>Total Other Liabilities</u>	<u>4,000.00</u>	<u>2,200.00</u>	<u>1,800.00</u>
<u>Equity</u>				



# Individual Balance Sheets for each department

Wednesday, April 19, 2023

13:17

Posted 03/31/2023

## Heartland Community Association

### 01-Operating

	03/2023	02/2023	Net Change
<b>Liabilities &amp; Equity</b>			
<u>Equity</u>			
309 Equity	201,946.99	201,946.99	0.00
Net Income (Loss)	115,488.75	82,319.97	33,168.78
<b>Total Equity</b>	<u>317,435.74</u>	<u>284,266.96</u>	<u>33,168.78</u>
<b>Total Liabilities &amp; Equity</b>	<u>1,206,301.61</u>	<u>1,284,147.78</u>	<u>(77,846.17)</u>

Individual Balance Sheets for each department

Wednesday, April 19, 2023

13:17

Posted 03/31/2023

Heartland Community Association  
02-Townhome

	03/2023	02/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	1,828.00	26,622.82	(24,794.82)
10101	Cash - Townhome OP CKG PWB	223,574.85	171,910.84	51,664.01
	<u>Total Cash</u>	<u>225,402.85</u>	<u>198,533.66</u>	<u>26,869.19</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	21,488.06	36,425.01	(14,936.95)
114	Due from other Departments	0.00	286.00	(286.00)
	<u>Total Accounts Receivable</u>	<u>21,488.06</u>	<u>36,711.01</u>	<u>(15,222.95)</u>
	<u>Total Assets</u>	<u>246,890.91</u>	<u>235,244.67</u>	<u>11,646.24</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	1,293.00	1,169.00	124.00
224	Due to other Departments	1,640.00	2,167.73	(527.73)
	<u>Total Current Liabilities</u>	<u>2,933.00</u>	<u>3,336.73</u>	<u>(403.73)</u>
<u>Equity</u>				
309	Equity	206,880.61	206,880.61	0.00
	Net Income (Loss)	37,077.30	25,027.33	12,049.97
	<u>Total Equity</u>	<u>243,957.91</u>	<u>231,907.94</u>	<u>12,049.97</u>
	<u>Total Liabilities &amp; Equity</u>	<u>246,890.91</u>	<u>235,244.67</u>	<u>11,646.24</u>

Posted 03/31/2023

Heartland Community Association

03-Reserve

	03/2023	02/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	(400,000.00)	0.00	(400,000.00)
10306	Cash - OP MM Modern Bank	100,000.00	0.00	100,000.00
10404	Operating - ICS Modern Bank	300,033.40	0.00	300,033.40
102	Cash - RSV MM TX Cap	249,014.74	248,613.51	401.23
10201	Cash - RSV MM Modern Bank	100,000.00	247,986.81	(147,986.81)
10202	Cash - RSV MM PWB	25,242.21	20,052.12	5,190.09
104	Reserve 3M CD Veritex	83,337.54	83,337.54	0.00
10401	Reserve - 6M CD Veritex	83,400.07	83,400.07	0.00
10402	Reserve - 9M CD Veritex	83,452.16	83,452.16	0.00
10403	Reserve - 6M CD Bank 34	105,925.78	105,925.78	0.00
10405	Reserve - ICS MM Modern Bank	148,797.67	0.00	148,797.67
	<b>Total Cash</b>	<b>879,203.57</b>	<b>872,767.99</b>	<b>6,435.58</b>
<u>Accounts Receivable</u>				
112	AR Other	0.00	1,500.00	(1,500.00)
114	Due from other Departments	0.00	750.00	(750.00)
	<b>Total Accounts Receivable</b>	<b>0.00</b>	<b>2,250.00</b>	<b>(2,250.00)</b>
<u>Other Assets</u>				
18501	Accrued Interest Receivable	633.39	633.39	0.00
	<b>Total Other Assets</b>	<b>633.39</b>	<b>633.39</b>	<b>0.00</b>
	<b>Total Assets</b>	<b>879,836.96</b>	<b>875,651.38</b>	<b>4,185.58</b>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	865,149.60	865,149.60	0.00
	Net Income (Loss)	14,687.36	10,501.78	4,185.58
	<b>Total Equity</b>	<b>879,836.96</b>	<b>875,651.38</b>	<b>4,185.58</b>
	<b>Total Liabilities &amp; Equity</b>	<b>879,836.96</b>	<b>875,651.38</b>	<b>4,185.58</b>

Individual Balance Sheets for each department

Wednesday, April 19, 2023

13:17

Posted 03/31/2023

Heartland Community Association

04-Townhome Reserve

	03/2023	02/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
107	Cash - RSV Townhome MM PWB	10,816.14	8,008.79	2,807.35
	<u>Total Cash</u>	<u>10,816.14</u>	<u>8,008.79</u>	<u>2,807.35</u>
	<u>Total Assets</u>	<u>10,816.14</u>	<u>8,008.79</u>	<u>2,807.35</u>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	2,405.56	2,405.56	0.00
	Net Income (Loss)	8,410.58	5,603.23	2,807.35
	<u>Total Equity</u>	<u>10,816.14</u>	<u>8,008.79</u>	<u>2,807.35</u>
	<u>Total Liabilities &amp; Equity</u>	<u>10,816.14</u>	<u>8,008.79</u>	<u>2,807.35</u>

# Balance Sheet by Fund (column format)

Posted 03/31/2023

Wednesday, April 19, 2023

13:17

## Heartland Community Association

01-Operating    02-Townhome    03-Reserve    04-Townhome Total  
Reserve

Assets	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<b>Cash</b>				
Cash - OP PWB	673,131.45	1,828.00	(400,000.00)	274,959.45
Cash - Townhome OP CKG PI	223,574.85			223,574.85
Cash - OP SVG MM Oakwood	242,782.29			242,782.29
Cash - INTAKE PWB	6,109.16			6,109.16
Cash - OP MM Modern Bank			100,000.00	100,000.00
Operating - ICS Modern Bank			300,033.40	300,033.40
Cash - Debit Card PWB	3,849.78			3,849.78
Cash - RSV MM TX Cap		249,014.74		249,014.74
Cash - RSV MM Modern Bank			100,000.00	100,000.00
Cash - RSV MM PWB		25,242.21		25,242.21
Reserve 3M CD Veritex		83,337.54		83,337.54
Reserve - 6M CD Veritex		83,400.07		83,400.07
Reserve - 9M CD Veritex		83,452.16		83,452.16
Reserve - 6M CD Bank 34		105,925.78		105,925.78
Reserve - ICS MM Modern Bar		148,797.67		148,797.67
Cash - RSV Townhome MM PI			10,816.14	10,816.14
<b>Total Cash</b>	<b>925,872.68</b>	<b>225,402.85</b>	<b>879,203.57</b>	<b>2,041,295.24</b>
<b>Accounts Receivable</b>				
Accounts Receivable	637,636.85	21,488.06		659,124.91
AR Other	5,902.39			5,902.39
Due from other Departments	1,640.00			1,640.00
Allowance for Doubtful Accou	(374,185.45)			(374,185.45)
<b>Total Accounts Receivable</b>	<b>270,993.79</b>	<b>21,488.06</b>		<b>292,481.85</b>
<b>Fixed Assets</b>				
Personal Property	6,524.92			6,524.92
Equipment	8,361.99			8,361.99
Accumulated Depreciation	(14,886.91)			(14,886.91)
<b>Total Fixed Assets</b>				
<b>Other Assets</b>				

# Balance Sheet by Fund (column format)

Posted 03/31/2023

Wednesday, April 19, 2023

13:17

## Heartland Community Association

01-Operating    02-Townhome    03-Reserve    04-Townhome Total Reserve

Assets	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<b>Other Assets</b>				
Prepaid Insurance	505.02			505.02
Prepaid Expense	8,930.12			8,930.12
Accrued Interest Receivable		633.39		633.39
<u>Total Other Assets</u>	<u>9,435.14</u>	<u>633.39</u>		<u>10,068.53</u>
<u>Total Assets</u>	<u>1,206,301.61</u>	<u>246,890.91</u>	<u>879,836.96</u>	<u>10,816.14</u>
<b>Liabilities &amp; Equity</b>				
<b>Current Liabilities</b>				
Accrued Expense	32,715.90	1,293.00		34,008.90
Accounts Payable	11,031.69			11,031.69
Accounts Payable - Other	9,818.32			9,818.32
Unearned Assessments	684,208.00			684,208.00
Prepaid Assessments	146,808.54			146,808.54
Lender Setup Fee	250.00			250.00
Due to other Departments		1,640.00		1,640.00
Unclaimed Funds	33.42			33.42
<u>Total Current Liabilities</u>	<u>884,865.87</u>	<u>2,933.00</u>		<u>887,798.87</u>
<b>Other Liabilities</b>				
Facility Rental Deposit	4,000.00			4,000.00
<u>Total Other Liabilities</u>	<u>4,000.00</u>			<u>4,000.00</u>
<b>Equity</b>				
Equity	201,946.99	206,880.61	865,149.60	2,405.56
Net Income (Loss)	115,488.75	37,077.30	14,687.36	8,410.58
<u>Total Equity</u>	<u>317,435.74</u>	<u>243,957.91</u>	<u>879,836.96</u>	<u>10,816.14</u>
<u>Total Liabilities &amp; Equity</u>	<u>1,206,301.61</u>	<u>246,890.91</u>	<u>879,836.96</u>	<u>10,816.14</u>

# Heartland Community Association

## Income Statement

### 01-Operating

Posted 3/1/2023 To 3/31/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	151,815.87	152,561.00	(745.13)	450,008.87	455,469.00	(5,460.13)	1,861,728.00
403 Builder Assessments	21,657.40	25,584.00	(3,926.60)	66,486.49	75,194.00	(8,707.51)	297,250.00
416 Rental Income	4,100.00	1,500.00	2,600.00	9,750.00	4,500.00	5,250.00	18,000.00
423 Bad Debt Expense	0.00	(5,000.00)	5,000.00	(141.80)	(15,000.00)	14,858.20	(60,000.00)
432 Initial Reserve Contribution	0.00	450.00	(450.00)	0.00	1,350.00	(1,350.00)	5,400.00
434 Working Capital	4,000.00	1,800.00	2,200.00	15,100.00	5,400.00	9,700.00	21,600.00
441 Late Fees	6,631.50	1,000.00	5,631.50	7,140.60	3,000.00	4,140.60	12,000.00
44101 Collection Fee Revenue	22,212.29	5,000.00	17,212.29	31,819.70	15,000.00	16,819.70	60,000.00
44106 Delinquency Interest	25.00	0.00	25.00	25.00	0.00	25.00	0.00
44503 Sponsorship	468.00	400.00	68.00	2,604.00	1,200.00	1,404.00	4,800.00
451 Interest	770.79	300.00	470.79	1,530.61	900.00	630.61	3,600.00
454 Sanctions/Fines	382.00	0.00	382.00	4,547.54	0.00	4,547.54	0.00
459 Miscellaneous Income	125.00	300.00	(175.00)	446.00	900.00	(454.00)	3,600.00
45901 Permit Fee Income	250.00	550.00	(300.00)	650.00	1,650.00	(1,000.00)	6,600.00
45914 Legal Fee Revenue	8,534.62	2,000.00	6,534.62	29,221.52	6,000.00	23,221.52	24,000.00
472 Recreation Event Income	0.00	0.00	0.00	1,087.00	0.00	1,087.00	0.00
<b>TOTAL Revenue</b>	<b>220,972.47</b>	<b>186,445.00</b>	<b>34,527.47</b>	<b>620,275.53</b>	<b>555,563.00</b>	<b>64,712.53</b>	<b>2,258,578.00</b>
<b>TOTAL Income</b>	<b>220,972.47</b>	<b>186,445.00</b>	<b>34,527.47</b>	<b>620,275.53</b>	<b>555,563.00</b>	<b>64,712.53</b>	<b>2,258,578.00</b>
<b>Expense</b>							
<b>Administrative</b>							
505 Onsite Services	74,624.64	77,940.10	3,315.46	213,802.61	220,265.50	6,462.89	904,062.00
536 Office Equipment	717.24	700.00	(17.24)	2,151.72	2,100.00	(51.72)	8,400.00
547 Uniforms	0.00	300.00	300.00	514.91	900.00	385.09	3,600.00
551 Advertising	0.00	445.00	445.00	681.25	1,335.00	653.75	5,340.00
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	3,900.00
561 Legal Fees - Collections	7,743.02	3,500.00	(4,243.02)	28,520.40	10,500.00	(18,020.40)	42,000.00
56101 Lien/Collection Costs	24,750.00	0.00	(24,750.00)	36,250.00	0.00	(36,250.00)	0.00
562 Legal Fees - Attorney	83.15	800.00	716.85	83.15	2,400.00	2,316.85	9,600.00
563 Licenses/Fees/Permits	322.58	1,126.67	804.09	1,552.39	3,380.01	1,827.62	13,520.00
564 Dues/Subscriptions	236.45	150.00	(86.45)	700.15	450.00	(250.15)	1,800.00
565 Community Management Fees	8,432.00	8,690.00	258.00	25,176.00	25,886.00	710.00	105,316.00
567 Meeting Expense	0.00	50.00	50.00	481.05	150.00	(331.05)	1,050.00
569 Office Supplies	2,175.89	700.00	(1,475.89)	8,586.14	3,900.00	(4,686.14)	11,700.00
572 Postage	3,831.35	3,000.00	(831.35)	10,600.85	9,000.00	(1,600.85)	36,000.00
575 Social Events	2,478.71	4,025.00	1,546.29	14,766.90	11,825.00	(2,941.90)	118,100.00
57901 Mileage/Auto	415.65	1,000.00	584.35	2,650.67	3,000.00	349.33	12,000.00
590 Web Hosting	589.68	580.00	(9.68)	1,769.04	1,740.00	(29.04)	6,960.00
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	16,000.00
612 IT Support	0.00	0.00	0.00	(345.00)	0.00	345.00	0.00
<b>TOTAL Administrative</b>	<b>126,400.36</b>	<b>103,006.77</b>	<b>(23,393.59)</b>	<b>347,942.23</b>	<b>296,831.51</b>	<b>(51,110.72)</b>	<b>1,299,348.00</b>

# Heartland Community Association

## Income Statement

### 01-Operating

Posted 3/1/2023 To 3/31/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Contract Services</b>							
605 Janitor Contract	7,417.50	3,231.00	(4,186.50)	9,925.50	11,893.00	1,967.50	43,370.00
615 Refuse Removal	100.00	200.00	100.00	500.00	600.00	100.00	2,400.00
619 Landscape Contract	5,633.38	6,383.38	750.00	16,571.98	19,150.14	2,578.16	76,600.56
61908 Landscape - Additional	8,725.35	1,500.00	(7,225.35)	8,725.35	4,500.00	(4,225.35)	18,000.00
629 Pool Service	6,000.00	8,200.00	2,200.00	18,095.00	24,600.00	6,505.00	98,400.00
62903 Pool Monitor	0.00	0.00	0.00	8,000.00	8,000.00	0.00	209,000.00
637 Patrol Security Service	0.00	0.00	0.00	0.00	0.00	0.00	30,000.00
63707 Security/Alarm Monitoring	105.00	130.00	25.00	722.59	390.00	(332.59)	1,560.00
<b>TOTAL Contract Services</b>	<b>27,981.23</b>	<b>19,644.38</b>	<b>(8,336.85)</b>	<b>62,540.42</b>	<b>69,133.14</b>	<b>6,592.72</b>	<b>479,330.56</b>
<b>Insurance</b>							
851 Insurance - D&O	0.00	1,055.00	1,055.00	2,763.16	3,165.00	401.84	15,033.75
855 Insurance - Excess Liability	6,452.13	6,583.71	131.58	24,711.96	19,751.13	(4,960.83)	92,859.98
856 Fire & EC Insurance	5,355.57	5,825.00	469.43	10,711.14	17,475.00	6,763.86	83,006.25
857 Insurance - Workers Compensation	29.17	37.00	7.83	87.51	111.00	23.49	471.75
<b>TOTAL Insurance</b>	<b>11,836.87</b>	<b>13,500.71</b>	<b>1,663.84</b>	<b>38,273.77</b>	<b>40,502.13</b>	<b>2,228.36</b>	<b>191,371.73</b>
<b>Other Expenses</b>							
899 Enhancements	8,421.52	288.75	(8,132.77)	8,421.52	23,809.25	15,387.73	26,408.00
<b>TOTAL Other Expenses</b>	<b>8,421.52</b>	<b>288.75</b>	<b>(8,132.77)</b>	<b>8,421.52</b>	<b>23,809.25</b>	<b>15,387.73</b>	<b>26,408.00</b>
<b>Parts &amp; Supplies</b>							
628 Fire & Safety Supplies	0.00	25.00	25.00	190.00	75.00	(115.00)	300.00
701 HVAC Supplies	44.12	125.00	80.88	44.12	375.00	330.88	1,500.00
707 Janitorial Supplies	1,067.58	900.00	(167.58)	2,632.76	2,700.00	67.24	10,800.00
709 Electrical Supplies	861.06	25.00	(836.06)	2,240.07	75.00	(2,165.07)	300.00
719 Pool Supplies/Chemicals	1,491.71	3,000.00	1,508.29	1,646.65	9,000.00	7,353.35	36,000.00
720 Tools & Equipment	10.83	30.00	19.17	407.88	90.00	(317.88)	360.00
<b>TOTAL Parts &amp; Supplies</b>	<b>3,475.30</b>	<b>4,105.00</b>	<b>629.70</b>	<b>7,161.48</b>	<b>12,315.00</b>	<b>5,153.52</b>	<b>49,260.00</b>
<b>Repairs &amp; Maintenance</b>							
61957 Irrigation Repairs	0.00	300.00	300.00	0.00	900.00	900.00	7,600.00
656 General Maintenance	835.68	400.00	(435.68)	5,714.75	11,200.00	5,485.25	14,800.00
675 Fitness Center Expense	0.00	360.00	360.00	0.00	1,080.00	1,080.00	4,320.00
68303 Furniture	0.00	300.00	300.00	0.00	900.00	900.00	3,600.00
689 Site Signage	0.00	62.00	62.00	0.00	186.00	186.00	744.00
697 Vehicle Maintenance	80.65	200.00	119.35	333.50	600.00	266.50	2,400.00
72001 Pool Repairs	0.00	400.00	400.00	72.89	1,200.00	1,127.11	4,800.00
<b>TOTAL Repairs &amp; Maintenance</b>	<b>916.33</b>	<b>2,022.00</b>	<b>1,105.67</b>	<b>6,121.14</b>	<b>16,066.00</b>	<b>9,944.86</b>	<b>38,264.00</b>
<b>Taxes</b>							
805 Real Estate Tax	0.00	0.00	0.00	14.70	0.00	(14.70)	6,500.00
<b>TOTAL Taxes</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>14.70</b>	<b>0.00</b>	<b>(14.70)</b>	<b>6,500.00</b>
<b>Utilities</b>							
573 Telephone	1,620.40	1,950.00	329.60	6,062.28	5,850.00	(212.28)	23,400.00
751 Electricity	4,293.00	6,000.00	1,707.00	13,863.31	18,000.00	4,136.69	72,000.00



**Heartland Community Association  
Income Statement  
01-Operating**

Posted 3/1/2023 To 3/31/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
75301 Gas Amenity Center	749.93	208.00	(541.93)	1,991.97	624.00	(1,367.97)	2,496.00
755 Water/Sewer	158.75	3,900.00	3,741.25	6,543.96	11,700.00	5,156.04	46,800.00
<b>TOTAL Utilities</b>	<b>6,822.08</b>	<b>12,058.00</b>	<b>5,235.92</b>	<b>28,461.52</b>	<b>36,174.00</b>	<b>7,712.48</b>	<b>144,696.00</b>
<b>TOTAL Expense</b>	<b>185,853.69</b>	<b>154,625.60</b>	<b>(31,228.09)</b>	<b>498,936.78</b>	<b>494,831.03</b>	<b>(4,105.75)</b>	<b>2,235,178.29</b>
<b>Net Operating Income/Loss</b>	<b>35,118.78</b>	<b>31,819.40</b>	<b>3,299.38</b>	<b>121,338.75</b>	<b>60,731.97</b>	<b>60,606.78</b>	<b>23,399.71</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	0.00	(5,850.00)	(5,850.00)	0.00	(23,400.00)
<b>TOTAL Transfer between Funds</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>0.00</b>	<b>(5,850.00)</b>	<b>(5,850.00)</b>	<b>0.00</b>	<b>(23,400.00)</b>
<b>TOTAL Transfers</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>0.00</b>	<b>(5,850.00)</b>	<b>(5,850.00)</b>	<b>0.00</b>	<b>(23,400.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>33,168.78</b>	<b>29,869.40</b>	<b>3,299.38</b>	<b>115,488.75</b>	<b>54,881.97</b>	<b>60,606.78</b>	<b>(0.29)</b>

**Heartland Community Association  
Income Statement  
02-Townhome**

Posted 3/1/2023 To 3/31/2023 11:59:00 PM

	Current Period 02-Townhome			Year to Date 02-Townhome			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	16,588.00	16,170.00	418.00	49,764.00	45,570.00	4,194.00	235,200.00
403 Builder Assessments	9,800.00	8,575.00	1,225.00	30,838.36	23,765.00	7,073.36	86,240.00
44101 Collection Fee Revenue	(75.00)	0.00	(75.00)	(205.00)	0.00	(205.00)	0.00
<b>TOTAL Revenue</b>	<b>26,313.00</b>	<b>24,745.00</b>	<b>1,568.00</b>	<b>80,397.36</b>	<b>69,335.00</b>	<b>11,062.36</b>	<b>321,440.00</b>
<b>TOTAL Income</b>	<b>26,313.00</b>	<b>24,745.00</b>	<b>1,568.00</b>	<b>80,397.36</b>	<b>69,335.00</b>	<b>11,062.36</b>	<b>321,440.00</b>
<b>Expense</b>							
<b>Expenses</b>							
514 Townhome Administrative Fee	0.00	200.00	200.00	0.00	600.00	600.00	2,400.00
57911 Townhome Miscellaneous Expense	0.00	1,192.00	1,192.00	0.00	3,576.00	3,576.00	14,303.00
61901 Townhome Landscape	1,136.20	2,823.00	1,686.80	3,342.42	8,069.00	4,726.58	37,976.00
65301 Townhome Building Repairs	0.00	500.00	500.00	0.00	1,500.00	1,500.00	6,000.00
665 Townhome Irrigation Repairs	0.00	350.00	350.00	0.00	1,050.00	1,050.00	4,200.00
75102 Townhome Electric	0.00	400.00	400.00	0.00	1,200.00	1,200.00	4,800.00
75801 Townhome Water	124.00	450.00	326.00	969.15	1,350.00	380.85	5,400.00
85301 Townhome Insurance	10,202.83	13,203.00	3,000.17	30,608.49	33,609.00	3,000.51	212,760.75
<b>TOTAL Expenses</b>	<b>11,463.03</b>	<b>19,118.00</b>	<b>7,654.97</b>	<b>34,920.06</b>	<b>50,954.00</b>	<b>16,033.94</b>	<b>287,839.75</b>
<b>TOTAL Expense</b>	<b>11,463.03</b>	<b>19,118.00</b>	<b>7,654.97</b>	<b>34,920.06</b>	<b>50,954.00</b>	<b>16,033.94</b>	<b>287,839.75</b>
<b>Net Operating Income/Loss</b>	<b>14,849.97</b>	<b>5,627.00</b>	<b>9,222.97</b>	<b>45,477.30</b>	<b>18,381.00</b>	<b>27,096.30</b>	<b>33,600.25</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	0.00	(8,400.00)	(8,400.00)	0.00	(33,600.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(8,400.00)</b>	<b>(8,400.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>TOTAL Transfers</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(8,400.00)</b>	<b>(8,400.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>12,049.97</b>	<b>2,827.00</b>	<b>9,222.97</b>	<b>37,077.30</b>	<b>9,981.00</b>	<b>27,096.30</b>	<b>0.25</b>

# Heartland Community Association

## Income Statement

### 03-Reserve

Posted 3/1/2023 To 3/31/2023 11:59:00 PM

	Current Period 03-Reserve			Year to Date 03-Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
432 Initial Reserve Contribution	975.00	0.00	975.00	3,750.00	0.00	3,750.00	0.00
451 Interest	1,260.58	0.00	1,260.58	5,087.36	0.00	5,087.36	0.00
<b>TOTAL Revenue</b>	<b>2,235.58</b>	<b>0.00</b>	<b>2,235.58</b>	<b>8,837.36</b>	<b>0.00</b>	<b>8,837.36</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>2,235.58</b>	<b>0.00</b>	<b>2,235.58</b>	<b>8,837.36</b>	<b>0.00</b>	<b>8,837.36</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>2,235.58</b>	<b>0.00</b>	<b>2,235.58</b>	<b>8,837.36</b>	<b>0.00</b>	<b>8,837.36</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	1,950.00	1,950.00	0.00	5,850.00	5,850.00	0.00	23,400.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>5,850.00</b>	<b>5,850.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>TOTAL Transfers</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>5,850.00</b>	<b>5,850.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>Net Income/Loss After Transfers</b>	<b>4,185.58</b>	<b>1,950.00</b>	<b>2,235.58</b>	<b>14,687.36</b>	<b>5,850.00</b>	<b>8,837.36</b>	<b>23,400.00</b>

**Heartland Community Association  
Income Statement  
04-Townhome Reserve**

Posted 3/1/2023 To 3/31/2023 11:59:00 PM

	Current Period 04-Townhome Reserve			Year to Date 04-Townhome Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
451 Interest	7.35	0.00	7.35	10.58	0.00	10.58	0.00
<b>TOTAL Revenue</b>	<b>7.35</b>	<b>0.00</b>	<b>7.35</b>	<b>10.58</b>	<b>0.00</b>	<b>10.58</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>7.35</b>	<b>0.00</b>	<b>7.35</b>	<b>10.58</b>	<b>0.00</b>	<b>10.58</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>7.35</b>	<b>0.00</b>	<b>7.35</b>	<b>10.58</b>	<b>0.00</b>	<b>10.58</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	2,800.00	2,800.00	0.00	8,400.00	8,400.00	0.00	33,600.00
<b>TOTAL Transfer between Funds</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>8,400.00</b>	<b>8,400.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>TOTAL Transfers</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>8,400.00</b>	<b>8,400.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>Net Income/Loss After Transfers</b>	<b>2,807.35</b>	<b>2,800.00</b>	<b>7.35</b>	<b>8,410.58</b>	<b>8,400.00</b>	<b>10.58</b>	<b>33,600.00</b>

# YTD Income Statement

Posted 3/1/2023 To 3/31/2023 11:59:00 PM

Wednesday, April 19, 2023

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## Heartland Community Association 01-Operating

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	146,698.00	151,495.00	151,815.87	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	450,008.87
403 Builder Assessments	23,710.40	21,118.69	21,657.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	66,486.49
416 Rental Income	3,200.00	2,450.00	4,100.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,750.00
423 Bad Debt Expense	(141.80)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(141.80)
432 Initial Reserve Contribution	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
434 Working Capital	9,900.00	1,200.00	4,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	15,100.00
441 Late Fees	1,668.10	(1,159.00)	6,631.50	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	7,140.60
44101 Collection Fee Revenue	9,847.00	(239.59)	22,212.29	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	31,819.70
44106 Delinquency Interest	0.00	0.00	25.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	25.00
44503 Sponsorship	0.00	2,136.00	468.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,604.00
451 Interest	371.51	388.31	770.79	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,530.61
454 Sanctions/Fines	1,800.54	2,365.00	382.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,547.54
459 Miscellaneous Income	246.00	75.00	125.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	446.00
45901 Permit Fee Income	275.00	125.00	250.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	650.00
45914 Legal Fee Revenue	16,897.39	3,789.51	8,534.62	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	29,221.52
472 Recreation Event Income	1,087.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,087.00
<b>TOTAL Revenue</b>	<b>215,559.14</b>	<b>183,743.92</b>	<b>220,972.47</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>0.00</b>	<b>620,275.53</b>
Transfer between Funds													
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	(1,950.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(5,850.00)
<b>TOTAL Transfer between Funds</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>(1,950.00)</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>0.00</b>	<b>0.00</b>	<b>(5,850.00)</b>
<b>TOTAL INCOME</b>	<b>213,609.14</b>	<b>181,793.92</b>	<b>219,022.47</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>0.00</b>	<b>614,425.53</b>
EXPENSES													
Administrative													
505 Onsite Services	69,460.14	69,717.83	74,624.64	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	213,802.61
536 Office Equipment	717.24	717.24	717.24	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,151.72
547 Uniforms	514.91	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	514.91
551 Advertising	0.00	681.25	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	681.25
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00

**Heartland Community Association**  
**01-Operating**

	January	February	March	April	May	June	July	August	September	October	November	December	Total
561 Legal Fees - Collections	12,874.29	7,903.09	7,743.02	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	28,520.40
56101 Lien/Collection Costs	9,847.00	1,653.00	24,750.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	36,250.00
562 Legal Fees - Attorney	0.00	0.00	83.15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	83.15
563 Licenses/Fees/Permits	676.47	553.34	322.58	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,552.39
564 Dues/Subscriptions	227.29	236.41	236.45	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	700.15
565 Community Management Fees	8,350.00	8,394.00	8,432.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	25,176.00
567 Meeting Expense	0.00	481.05	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	481.05
569 Office Supplies	2,889.54	3,520.71	2,175.89	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,586.14
572 Postage	4,086.86	2,682.64	3,831.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10,600.85
575 Social Events	1,332.28	10,955.91	2,478.71	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14,766.90
57901 Mileage/Auto	1,380.02	855.00	415.65	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,650.67
590 Web Hosting	589.68	589.68	589.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,769.04
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
612 IT Support	0.00	(345.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(345.00)
<b>TOTAL Administrative</b>	<b>112,945.72</b>	<b>108,596.15</b>	<b>125,400.36</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>0.00</b>	<b>347,942.23</b>
<b>Contract Services</b>													
605 Janitor Contract	1,716.00	792.00	7,417.50	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,925.50
615 Refuse Removal	200.00	200.00	100.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	500.00
619 Landscape Contract	5,469.30	5,469.30	5,633.38	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	16,571.98
61908 Landscape - Additional	0.00	0.00	8,725.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,725.35
629 Pool Service	6,095.00	6,000.00	6,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	18,095.00
62903 Pool Monitor	8,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,000.00
637 Patrol Security Service	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
63707 Security/Alarm Monitoring	512.59	105.00	105.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	722.59
<b>TOTAL Contract Services</b>	<b>21,992.89</b>	<b>12,566.30</b>	<b>27,981.23</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>0.00</b>	<b>62,540.42</b>
<b>Insurance</b>													
851 Insurance - D&O	1,381.58	1,381.58	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,763.16
855 Insurance - Excess Liability	6,452.13	11,807.70	6,452.13	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	24,711.96
856 Fire & EC Insurance	5,355.57	0.00	5,355.57	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10,711.14

**YTD Income Statement**

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**Heartland Community Association  
01-Operating**

	January	February	March	April	May	June	July	August	September	October	November	December	Total
857 Insurance - Workers Compensation	29.17	29.17	29.17	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	87.51
<b>TOTAL Insurance</b>	<b>13,218.45</b>	<b>13,218.45</b>	<b>11,836.87</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>0.00</b>	<b>38,273.77</b>
Other Expenses													
899 Enhancements	0.00	0.00	8,421.52	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,421.52
<b>TOTAL Other Expenses</b>	<b>0.00</b>	<b>0.00</b>	<b>8,421.52</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>0.00</b>	<b>8,421.52</b>
Parts & Supplies													
628 Fire & Safety Supplies	190.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	190.00
701 HVAC Supplies	0.00	0.00	44.12	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	44.12
707 Janitorial Supplies	590.03	975.15	1,067.58	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,632.76
709 Electrical Supplies	191.52	1,187.49	861.06	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,240.07
719 Pool Supplies/Chemicals	49.98	104.96	1,491.71	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,646.65
720 Tools & Equipment	251.24	145.81	10.83	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	407.88
<b>TOTAL Parts &amp; Supplies</b>	<b>1,272.77</b>	<b>2,413.41</b>	<b>3,475.30</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>0.00</b>	<b>7,161.48</b>
Repairs & Maintenance													
61957 Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
656 General Maintenance	2,879.55	1,999.52	835.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,714.75
675 Fitness Center Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
68303 Furniture	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
689 Site Signage	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
697 Vehicle Maintenance	156.93	95.92	80.65	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	333.50
72001 Pool Repairs	72.89	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	72.89
<b>TOTAL Repairs &amp; Maintenance</b>	<b>3,109.37</b>	<b>2,095.44</b>	<b>916.33</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>0.00</b>	<b>6,121.14</b>
Taxes													
805 Real Estate Tax	14.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.70
<b>TOTAL Taxes</b>	<b>14.70</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>14.70</b>
Utilities													
573 Telephone	2,331.71	2,110.17	1,620.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,062.28
751 Electricity	5,630.03	3,940.28	4,293.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	13,863.31
75301 Gas Amenity Center	218.04	1,024.00	749.93	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,991.97
755 Water/Sewer	886.47	5,498.74	158.75	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,543.96

# YTD Income Statement

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## Heartland Community Association

### 01-Operating

	January	February	March	April	May	June	July	August	September	October	November	December	Total
TOTAL Utilities	9,066.25	12,573.19	6,822.08	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	28,461.52
TOTAL EXPENSES	161,620.15	151,462.94	185,853.69	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	498,936.78
Excess Revenue / Expense	51,988.99	30,330.98	33,168.78	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	115,488.75



**YTD Income Statement**

Posted 3/1/2023 To 3/31/2023 11:59:00 PM

Wednesday, April 19, 2023

13:17

**Heartland Community Association  
02-Townhome**

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	16,588.00	16,588.00	16,588.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	49,764.00
403 Builder Assessments	8,085.00	12,953.36	9,800.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	30,838.36
44101 Collection Fee Revenue	(130.00)	0.00	(75.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(205.00)
<b>TOTAL Revenue</b>	<b>24,543.00</b>	<b>29,541.36</b>	<b>26,313.00</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>0.00</b>	<b>0.00</b>	<b>80,397.36</b>
Transfer between Funds													
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	(2,800.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(8,400.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</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>0.00</b>	<b>0.00</b>	<b>(8,400.00)</b>
<b>TOTAL INCOME</b>	<b>21,743.00</b>	<b>26,741.36</b>	<b>23,513.00</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>0.00</b>	<b>0.00</b>	<b>71,997.36</b>
EXPENSES													
Expenses													
514 Townhome Administrative Fee	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
57911 Townhome Miscellaneous Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
61901 Townhome Landscape	1,103.11	1,103.11	1,136.20	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,342.42
65301 Townhome Building Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
665 Townhome Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75102 Townhome Electric	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75801 Townhome Water	808.85	36.30	124.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	969.15
85301 Townhome Insurance	10,202.83	10,202.83	10,202.83	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	30,608.49
<b>TOTAL Expenses</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</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>0.00</b>	<b>34,920.06</b>
<b>TOTAL EXPENSES</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</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>0.00</b>	<b>34,920.06</b>
Excess Revenue / Expense	9,628.21	15,399.12	12,049.97	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	37,077.30

# YTD Income Statement

Posted 3/1/2023 To 3/31/2023 11:59:00 PM

Wednesday, April 19, 2023

13:17

## Heartland Community Association 03-Reserve

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
432 Initial Reserve Contribution	2,475.00	300.00	975.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,750.00
451 Interest	1,142.01	2,684.77	1,260.58	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,087.36
<b>TOTAL Revenue</b>	<b>3,617.01</b>	<b>2,984.77</b>	<b>2,235.58</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>0.00</b>	<b>8,837.36</b>
Transfer between Funds													
498 Reserve Fund Transfer	1,950.00	1,950.00	1,950.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,850.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</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>0.00</b>	<b>0.00</b>	<b>5,850.00</b>
<b>TOTAL INCOME</b>	<b>5,567.01</b>	<b>4,934.77</b>	<b>4,185.58</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>0.00</b>	<b>14,687.36</b>
Excess Revenue / Expense	5,567.01	4,934.77	4,185.58	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14,687.36

# YTD Income Statement

Posted 3/1/2023 To 3/31/2023 11:59:00 PM

Wednesday, April 19, 2023

13:17

## Heartland Community Association 04-Townhome Reserve

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
451 Interest	1.63	1.60	7.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10.58
<b>TOTAL Revenue</b>	<b>1.63</b>	<b>1.60</b>	<b>7.35</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>0.00</b>	<b>10.58</b>
Transfer between Funds													
498 Reserve Fund Transfer	2,800.00	2,800.00	2,800.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,400.00
<b>TOTAL Transfer between Funds</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>2,800.00</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>0.00</b>	<b>0.00</b>	<b>8,400.00</b>
<b>TOTAL INCOME</b>	<b>2,801.63</b>	<b>2,801.60</b>	<b>2,807.35</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>0.00</b>	<b>8,410.58</b>
Excess Revenue / Expense	2,801.63	2,801.60	2,807.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,410.58

# Heartland Community Association

Professionally Managed by:

**CCMC**

April 2023



**CCMC**

*Now **this** feels like home.<sup>®</sup>*

# Consolidate Balance Sheet - all departments

Monday, May 22, 2023

7:42

Posted 04/30/2023

## Heartland Community Association Consolidated

	04/2023	03/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	168,795.76	274,959.45	(106,163.69)
10101	Cash - Townhome OP CKG PWB	245,270.50	223,574.85	21,695.65
10302	Cash - OP SVG MM Oakwood	243,480.70	242,782.29	698.41
10305	Cash - INTAKE PWB	8,019.19	6,109.16	1,910.03
10306	Cash - OP MM Modern Bank	301,003.82	100,000.00	201,003.82
10404	Operating - ICS Modern Bank	200,000.00	300,033.40	(100,033.40)
105	Cash - Debit Card PWB	3,882.03	3,849.78	32.25
102	Cash - RSV MM TX Cap	246,428.10	249,014.74	(2,586.64)
10201	Cash - RSV MM Modern Bank	149,344.93	100,000.00	49,344.93
10202	Cash - RSV MM PWB	29,370.06	25,242.21	4,127.85
104	Reserve 3M CD Veritex	83,337.54	83,337.54	0.00
10401	Reserve - 6M CD Veritex	83,400.07	83,400.07	0.00
10402	Reserve - 9M CD Veritex	83,452.16	83,452.16	0.00
10403	Reserve - 6M CD Bank 34	105,925.78	105,925.78	0.00
10405	Reserve - ICS MM Modern Bank	0.00	148,797.67	(148,797.67)
107	Cash - RSV Townhome MM PWB	13,624.66	10,816.14	2,808.52
	<u>Total Cash</u>	<u>1,965,335.30</u>	<u>2,041,295.24</u>	<u>(75,959.94)</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	681,327.36	659,124.91	22,202.45
112	AR Other	904.89	5,902.39	(4,997.50)
114	Due from other Departments	4,658.90	1,640.00	3,018.90
119	Allowance for Doubtful Accounts	(294,502.02)	(374,185.45)	79,683.43
	<u>Total Accounts Receivable</u>	<u>392,389.13</u>	<u>292,481.85</u>	<u>99,907.28</u>
<u>Fixed Assets</u>				
124	Personal Property	0.00	6,524.92	(6,524.92)
128	Equipment	0.00	8,361.99	(8,361.99)
129	Accumulated Depreciation	0.00	(14,886.91)	14,886.91
	<u>Total Fixed Assets</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
<u>Other Assets</u>				
133	Prepaid Insurance	272,851.58	505.02	272,346.56
134	Prepaid Expense	5,997.53	8,930.12	(2,932.59)
180	Suspense	(732.00)	0.00	(732.00)
18501	Accrued Interest Receivable	2,675.39	633.39	2,042.00
	<u>Total Other Assets</u>	<u>280,792.50</u>	<u>10,068.53</u>	<u>270,723.97</u>
	<u>Total Assets</u>	<u>2,638,516.93</u>	<u>2,343,845.62</u>	<u>294,671.31</u>
<b>Liabilities &amp; Equity</b>				

# Consolidate Balance Sheet - all departments

Monday, May 22, 2023

7:42

Posted 04/30/2023

## Heartland Community Association

### Consolidated

	04/2023	03/2023	Net Change	
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	35,240.88	34,008.90	1,231.98
211	Accounts Payable	318,852.13	11,031.69	307,820.44
212	Accounts Payable - Other	7,806.66	9,818.32	(2,011.66)
213	Unearned Assessments	516,354.00	684,208.00	(167,854.00)
214	Prepaid Assessments	156,884.81	146,808.54	10,076.27
21802	Lender Setup Fee	100.00	250.00	(150.00)
22101	Insurance Claims Pending	19,242.42	0.00	19,242.42
224	Due to other Departments	4,658.90	1,640.00	3,018.90
250	Unclaimed Funds	0.00	33.42	(33.42)
	<u>Total Current Liabilities</u>	<u>1,059,139.80</u>	<u>887,798.87</u>	<u>171,340.93</u>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	4,800.00	4,000.00	800.00
	<u>Total Other Liabilities</u>	<u>4,800.00</u>	<u>4,000.00</u>	<u>800.00</u>
<u>Equity</u>				
309	Equity	1,276,382.76	1,276,382.76	0.00
	Net Income (Loss)	298,194.37	175,663.99	122,530.38
	<u>Total Equity</u>	<u>1,574,577.13</u>	<u>1,452,046.75</u>	<u>122,530.38</u>
	<u>Total Liabilities &amp; Equity</u>	<u>2,638,516.93</u>	<u>2,343,845.62</u>	<u>294,671.31</u>

# Individual Balance Sheets for each department

Monday, May 22, 2023

7:42

Posted 04/30/2023

## Heartland Community Association

### 01-Operating

	04/2023	03/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	566,793.76	673,131.45	(106,337.69)
10302	Cash - OP SVG MM Oakwood	243,480.70	242,782.29	698.41
10305	Cash - INTAKE PWB	8,019.19	6,109.16	1,910.03
105	Cash - Debit Card PWB	3,882.03	3,849.78	32.25
	<u>Total Cash</u>	<u>822,175.68</u>	<u>925,872.68</u>	<u>(103,697.00)</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	654,224.80	637,636.85	16,587.95
112	AR Other	904.89	5,902.39	(4,997.50)
114	Due from other Departments	2,393.90	1,640.00	753.90
119	Allowance for Doubtful Accounts	(294,502.02)	(374,185.45)	79,683.43
	<u>Total Accounts Receivable</u>	<u>363,021.57</u>	<u>270,993.79</u>	<u>92,027.78</u>
<u>Fixed Assets</u>				
124	Personal Property	0.00	6,524.92	(6,524.92)
128	Equipment	0.00	8,361.99	(8,361.99)
129	Accumulated Depreciation	0.00	(14,886.91)	14,886.91
	<u>Total Fixed Assets</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
<u>Other Assets</u>				
133	Prepaid Insurance	282,026.87	505.02	281,521.85
134	Prepaid Expense	5,997.53	8,930.12	(2,932.59)
180	Suspense	(732.00)	0.00	(732.00)
	<u>Total Other Assets</u>	<u>287,292.40</u>	<u>9,435.14</u>	<u>277,857.26</u>
	<u>Total Assets</u>	<u>1,472,489.65</u>	<u>1,206,301.61</u>	<u>266,188.04</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	34,041.88	32,715.90	1,325.98
211	Accounts Payable	318,852.13	11,031.69	307,820.44
212	Accounts Payable - Other	7,806.66	9,818.32	(2,011.66)
213	Unearned Assessments	516,354.00	684,208.00	(167,854.00)
214	Prepaid Assessments	156,884.81	146,808.54	10,076.27
21802	Lender Setup Fee	100.00	250.00	(150.00)
22101	Insurance Claims Pending	19,242.42	0.00	19,242.42
224	Due to other Departments	625.00	0.00	625.00
250	Unclaimed Funds	0.00	33.42	(33.42)
	<u>Total Current Liabilities</u>	<u>1,053,906.90</u>	<u>884,865.87</u>	<u>169,041.03</u>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	4,800.00	4,000.00	800.00
	<u>Total Other Liabilities</u>	<u>4,800.00</u>	<u>4,000.00</u>	<u>800.00</u>

# Individual Balance Sheets for each department

Monday, May 22, 2023

7:42

Posted 04/30/2023

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## Heartland Community Association

### 01-Operating

	04/2023	03/2023	Net Change
<b>Liabilities &amp; Equity</b>			
<u>Equity</u>			
309 Equity	201,946.99	201,946.99	0.00
Net Income (Loss)	211,835.76	115,488.75	96,347.01
<u>Total Equity</u>	<u>413,782.75</u>	<u>317,435.74</u>	<u>96,347.01</u>
<u>Total Liabilities &amp; Equity</u>	<u>1,472,489.65</u>	<u>1,206,301.61</u>	<u>266,188.04</u>



Posted 04/30/2023

**Heartland Community Association  
02-Townhome**

	04/2023	03/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	2,002.00	1,828.00	174.00
10101	Cash - Townhome OP CKG PWB	245,270.50	223,574.85	21,695.65
	<u>Total Cash</u>	<u>247,272.50</u>	<u>225,402.85</u>	<u>21,869.65</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	27,102.56	21,488.06	5,614.50
	<u>Total Accounts Receivable</u>	<u>27,102.56</u>	<u>21,488.06</u>	<u>5,614.50</u>
<u>Other Assets</u>				
133	Prepaid Insurance	(9,175.29)	0.00	(9,175.29)
	<u>Total Other Assets</u>	<u>(9,175.29)</u>	<u>0.00</u>	<u>(9,175.29)</u>
	<u>Total Assets</u>	<u>265,199.77</u>	<u>246,890.91</u>	<u>18,308.86</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	1,199.00	1,293.00	(94.00)
224	Due to other Departments	4,033.90	1,640.00	2,393.90
	<u>Total Current Liabilities</u>	<u>5,232.90</u>	<u>2,933.00</u>	<u>2,299.90</u>
<u>Equity</u>				
309	Equity	206,880.61	206,880.61	0.00
	Net Income (Loss)	53,086.26	37,077.30	16,008.96
	<u>Total Equity</u>	<u>259,966.87</u>	<u>243,957.91</u>	<u>16,008.96</u>
	<u>Total Liabilities &amp; Equity</u>	<u>265,199.77</u>	<u>246,890.91</u>	<u>18,308.86</u>

# Individual Balance Sheets for each department

Monday, May 22, 2023

7:42

Posted 04/30/2023

## Heartland Community Association

### 03-Reserve

	04/2023	03/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	(400,000.00)	(400,000.00)	0.00
10306	Cash - OP MM Modern Bank	301,003.82	100,000.00	201,003.82
10404	Operating - ICS Modern Bank	200,000.00	300,033.40	(100,033.40)
102	Cash - RSV MM TX Cap	246,428.10	249,014.74	(2,586.64)
10201	Cash - RSV MM Modern Bank	149,344.93	100,000.00	49,344.93
10202	Cash - RSV MM PWB	29,370.06	25,242.21	4,127.85
104	Reserve 3M CD Veritex	83,337.54	83,337.54	0.00
10401	Reserve - 6M CD Veritex	83,400.07	83,400.07	0.00
10402	Reserve - 9M CD Veritex	83,452.16	83,452.16	0.00
10403	Reserve - 6M CD Bank 34	105,925.78	105,925.78	0.00
10405	Reserve - ICS MM Modern Bank	0.00	148,797.67	(148,797.67)
	<b>Total Cash</b>	<b>882,262.46</b>	<b>879,203.57</b>	<b>3,058.89</b>
<u>Accounts Receivable</u>				
114	Due from other Departments	2,265.00	0.00	2,265.00
	<b>Total Accounts Receivable</b>	<b>2,265.00</b>	<b>0.00</b>	<b>2,265.00</b>
<u>Other Assets</u>				
18501	Accrued Interest Receivable	2,675.39	633.39	2,042.00
	<b>Total Other Assets</b>	<b>2,675.39</b>	<b>633.39</b>	<b>2,042.00</b>
	<b>Total Assets</b>	<b>887,202.85</b>	<b>879,836.96</b>	<b>7,365.89</b>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	865,149.60	865,149.60	0.00
	Net Income (Loss)	22,053.25	14,687.36	7,365.89
	<b>Total Equity</b>	<b>887,202.85</b>	<b>879,836.96</b>	<b>7,365.89</b>
	<b>Total Liabilities &amp; Equity</b>	<b>887,202.85</b>	<b>879,836.96</b>	<b>7,365.89</b>

Individual Balance Sheets for each department

Monday, May 22, 2023

7:42

Posted 04/30/2023

Heartland Community Association

04-Townhome Reserve

	04/2023	03/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
107	Cash - RSV Townhome MM PWB	13,624.66	10,816.14	2,808.52
	<u>Total Cash</u>	<u>13,624.66</u>	<u>10,816.14</u>	<u>2,808.52</u>
	<u>Total Assets</u>	<u>13,624.66</u>	<u>10,816.14</u>	<u>2,808.52</u>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	2,405.56	2,405.56	0.00
	Net Income (Loss)	11,219.10	8,410.58	2,808.52
	<u>Total Equity</u>	<u>13,624.66</u>	<u>10,816.14</u>	<u>2,808.52</u>
	<u>Total Liabilities &amp; Equity</u>	<u>13,624.66</u>	<u>10,816.14</u>	<u>2,808.52</u>

# Balance Sheet by Fund (column format)

Posted 04/30/2023

Monday, May 22, 2023

7:42

## Heartland Community Association

01-Operating    02-Townhome    03-Reserve    04-Townhome Total Reserve

Assets	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<b>Cash</b>				
Cash - OP PWB	566,793.76	2,002.00	(400,000.00)	168,795.76
Cash - Townhome OP CKG P1	245,270.50			245,270.50
Cash - OP SVG MM Oakwood	243,480.70			243,480.70
Cash - INTAKE PWB	8,019.19			8,019.19
Cash - OP MM Modern Bank		301,003.82		301,003.82
Operating - ICS Modern Bank		200,000.00		200,000.00
Cash - Debit Card PWB	3,882.03			3,882.03
Cash - RSV MM TX Cap		246,428.10		246,428.10
Cash - RSV MM Modern Bank		149,344.93		149,344.93
Cash - RSV MM PWB		29,370.06		29,370.06
Reserve 3M CD Veritex		83,337.54		83,337.54
Reserve - 6M CD Veritex		83,400.07		83,400.07
Reserve - 9M CD Veritex		83,452.16		83,452.16
Reserve - 6M CD Bank 34		105,925.78		105,925.78
Cash - RSV Townhome MM P1		13,624.66		13,624.66
<b>Total Cash</b>	<b>822,175.68</b>	<b>247,272.50</b>	<b>882,262.46</b>	<b>1,965,335.30</b>
<b>Accounts Receivable</b>				
Accounts Receivable	654,224.80	27,102.56		681,327.36
AR Other	904.89			904.89
Due from other Departments	2,393.90	2,265.00		4,658.90
Allowance for Doubtful Accounts	(294,502.02)			(294,502.02)
<b>Total Accounts Receivable</b>	<b>363,021.57</b>	<b>27,102.56</b>	<b>2,265.00</b>	<b>392,389.13</b>
<b>Other Assets</b>				
Prepaid Insurance	282,026.87	(9,175.29)		272,851.58
Prepaid Expense	5,997.53			5,997.53
Suspense	(732.00)			(732.00)
Accrued Interest Receivable		2,675.39		2,675.39
<b>Total Other Assets</b>	<b>287,292.40</b>	<b>(9,175.29)</b>	<b>2,675.39</b>	<b>280,792.50</b>

# Balance Sheet by Fund (column format)

Posted 04/30/2023

## Heartland Community Association

Monday, May 22, 2023 7:42

01-Operating 02-Townhome 03-Reserve 04-Townhome Total Reserve

	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<b>Assets</b>				
<b>Total Assets</b>	<b>1,472,489.65</b>	<b>265,199.77</b>	<b>887,202.85</b>	<b>2,638,516.93</b>
<b>Liabilities &amp; Equity</b>				
<b>Current Liabilities</b>				
Accrued Expense	34,041.88	1,199.00		35,240.88
Accounts Payable	318,852.13			318,852.13
Accounts Payable - Other	7,806.66			7,806.66
Unearned Assessments	516,354.00			516,354.00
Prepaid Assessments	156,884.81			156,884.81
Lender Setup Fee	100.00			100.00
Insurance Claims Pending	19,242.42			19,242.42
Due to other Departments	625.00	4,033.90		4,658.90
<b>Total Current Liabilities</b>	<b>1,053,906.90</b>	<b>5,232.90</b>		<b>1,059,139.80</b>
<b>Other Liabilities</b>				
Facility Rental Deposit	4,800.00			4,800.00
<b>Total Other Liabilities</b>	<b>4,800.00</b>			<b>4,800.00</b>
<b>Equity</b>				
Equity	201,946.99	206,880.61	865,149.60	2,405.56
Net Income (Loss)	211,835.76	53,086.26	22,053.25	11,219.10
<b>Total Equity</b>	<b>413,782.75</b>	<b>259,966.87</b>	<b>887,202.85</b>	<b>13,624.66</b>
<b>Total Liabilities &amp; Equity</b>	<b>1,472,489.65</b>	<b>265,199.77</b>	<b>887,202.85</b>	<b>2,638,516.93</b>

# Heartland Community Association

## Income Statement

### 01-Operating

Posted 4/1/2023 To 4/30/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	155,308.00	153,299.00	2,009.00	605,316.87	608,768.00	(3,451.13)	1,861,728.00
403 Builder Assessments	19,763.58	24,846.00	(5,082.42)	86,250.07	100,040.00	(13,789.93)	297,250.00
416 Rental Income	4,126.00	1,500.00	2,626.00	13,876.00	6,000.00	7,876.00	18,000.00
423 Bad Debt Expense	79,408.43	(5,000.00)	84,408.43	79,266.63	(20,000.00)	99,266.63	(60,000.00)
42301 Bad Debt Recovery	2,715.40	0.00	2,715.40	2,715.40	0.00	2,715.40	0.00
432 Initial Reserve Contribution	0.00	450.00	(450.00)	0.00	1,800.00	(1,800.00)	5,400.00
434 Working Capital	5,900.00	1,800.00	4,100.00	21,000.00	7,200.00	13,800.00	21,600.00
441 Late Fees	5,385.00	1,000.00	4,385.00	12,525.60	4,000.00	8,525.60	12,000.00
44101 Collection Fee Revenue	26,607.26	5,000.00	21,607.26	58,426.96	20,000.00	38,426.96	60,000.00
44106 Delinquency Interest	50.00	0.00	50.00	75.00	0.00	75.00	0.00
44503 Sponsorship	2,018.00	400.00	1,618.00	4,622.00	1,600.00	3,022.00	4,800.00
451 Interest	698.41	300.00	398.41	2,229.02	1,200.00	1,029.02	3,600.00
454 Sanctions/Fines	3,617.74	0.00	3,617.74	8,165.28	0.00	8,165.28	0.00
459 Miscellaneous Income	425.00	300.00	125.00	871.00	1,200.00	(329.00)	3,600.00
45901 Permit Fee Income	1,167.55	550.00	617.55	1,817.55	2,200.00	(382.45)	6,600.00
45914 Legal Fee Revenue	51,788.84	2,000.00	49,788.84	81,010.36	8,000.00	73,010.36	24,000.00
472 Recreation Event Income	0.00	0.00	0.00	1,087.00	0.00	1,087.00	0.00
<b>TOTAL Revenue</b>	<b>358,979.21</b>	<b>186,445.00</b>	<b>172,534.21</b>	<b>979,254.74</b>	<b>742,008.00</b>	<b>237,246.74</b>	<b>2,258,578.00</b>
<b>TOTAL Income</b>	<b>358,979.21</b>	<b>186,445.00</b>	<b>172,534.21</b>	<b>979,254.74</b>	<b>742,008.00</b>	<b>237,246.74</b>	<b>2,258,578.00</b>
<b>Expense</b>							
<b>Administrative</b>							
505 Onsite Services	61,826.67	67,774.00	5,947.33	275,629.28	288,039.50	12,410.22	904,062.00
536 Office Equipment	3,549.54	700.00	(2,849.54)	5,701.26	2,800.00	(2,901.26)	8,400.00
547 Uniforms	0.00	300.00	300.00	514.91	1,200.00	685.09	3,600.00
551 Advertising	0.00	445.00	445.00	681.25	1,780.00	1,098.75	5,340.00
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	3,900.00
561 Legal Fees - Collections	48,137.16	3,500.00	(44,637.16)	76,657.56	14,000.00	(62,657.56)	42,000.00
56101 Lien/Collection Costs	22,675.46	0.00	(22,675.46)	58,925.46	0.00	(58,925.46)	0.00
562 Legal Fees - Attorney	131.33	800.00	668.67	214.48	3,200.00	2,985.52	9,600.00
563 Licenses/Fees/Permits	502.55	1,126.67	624.12	2,054.94	4,506.68	2,451.74	13,520.00
564 Dues/Subscriptions	2,589.77	150.00	(2,439.77)	3,289.92	600.00	(2,689.92)	1,800.00
565 Community Management Fees	8,464.00	8,690.00	226.00	33,640.00	34,576.00	936.00	105,316.00
567 Meeting Expense	306.75	50.00	(256.75)	787.80	200.00	(587.80)	1,050.00
569 Office Supplies	1,472.32	700.00	(772.32)	10,058.46	4,600.00	(5,458.46)	11,700.00
572 Postage	584.14	3,000.00	2,415.86	11,184.99	12,000.00	815.01	36,000.00
575 Social Events	7,258.86	12,775.00	5,516.14	22,025.76	24,600.00	2,574.24	118,100.00
57901 Mileage/Auto	1,111.87	1,000.00	(111.87)	3,762.54	4,000.00	237.46	12,000.00
590 Web Hosting	589.68	580.00	(9.68)	2,358.72	2,320.00	(38.72)	6,960.00
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	16,000.00
612 IT Support	0.00	0.00	0.00	(345.00)	0.00	345.00	0.00

# Heartland Community Association

## Income Statement

### 01-Operating

Posted 4/1/2023 To 4/30/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>TOTAL Administrative</b>	159,200.10	101,590.67	(57,609.43)	507,142.33	398,422.18	(108,720.15)	1,299,348.00
<b>Contract Services</b>							
605 Janitor Contract	3,750.00	4,430.00	680.00	13,675.50	16,323.00	2,647.50	43,370.00
615 Refuse Removal	200.00	200.00	0.00	700.00	800.00	100.00	2,400.00
619 Landscape Contract	5,633.38	6,383.38	750.00	22,205.36	25,533.52	3,328.16	76,600.56
61908 Landscape - Additional	0.00	1,500.00	1,500.00	8,725.35	6,000.00	(2,725.35)	18,000.00
629 Pool Service	0.00	8,200.00	8,200.00	18,095.00	32,800.00	14,705.00	98,400.00
62903 Pool Monitor	50,250.00	0.00	(50,250.00)	58,250.00	8,000.00	(50,250.00)	209,000.00
637 Patrol Security Service	0.00	0.00	0.00	0.00	0.00	0.00	30,000.00
63707 Security/Alarm Monitoring	105.00	130.00	25.00	827.59	520.00	(307.59)	1,560.00
<b>TOTAL Contract Services</b>	59,938.38	20,843.38	(39,095.00)	122,478.80	89,976.52	(32,502.28)	479,330.56
<b>Insurance</b>							
851 Insurance - D&O	2,645.75	1,318.75	(1,327.00)	5,408.91	4,483.75	(925.16)	15,033.75
855 Insurance - Excess Liability	8,839.02	8,123.21	(715.81)	33,550.98	27,874.34	(5,676.64)	92,859.98
856 Fire & EC Insurance	5,433.93	7,281.25	1,847.32	16,145.07	24,756.25	8,611.18	83,006.25
857 Insurance - Workers Compensation	84.17	37.00	(47.17)	171.68	148.00	(23.68)	471.75
<b>TOTAL Insurance</b>	17,002.87	16,760.21	(242.66)	55,276.64	57,262.34	1,985.70	191,371.73
<b>Other Expenses</b>							
899 Enhancements	3,242.20	288.75	(2,953.45)	11,663.72	24,098.00	12,434.28	26,408.00
<b>TOTAL Other Expenses</b>	3,242.20	288.75	(2,953.45)	11,663.72	24,098.00	12,434.28	26,408.00
<b>Parts &amp; Supplies</b>							
628 Fire & Safety Supplies	0.00	25.00	25.00	190.00	100.00	(90.00)	300.00
701 HVAC Supplies	0.00	125.00	125.00	44.12	500.00	455.88	1,500.00
707 Janitorial Supplies	846.46	900.00	53.54	3,479.22	3,600.00	120.78	10,800.00
709 Electrical Supplies	229.95	25.00	(204.95)	2,470.02	100.00	(2,370.02)	300.00
719 Pool Supplies/Chemicals	6,001.62	3,000.00	(3,001.62)	7,648.27	12,000.00	4,351.73	36,000.00
720 Tools & Equipment	0.00	30.00	30.00	407.88	120.00	(287.88)	360.00
<b>TOTAL Parts &amp; Supplies</b>	7,078.03	4,105.00	(2,973.03)	14,239.51	16,420.00	2,180.49	49,260.00
<b>Repairs &amp; Maintenance</b>							
61957 Irrigation Repairs	0.00	300.00	300.00	0.00	1,200.00	1,200.00	7,600.00
656 General Maintenance	5,469.26	400.00	(5,069.26)	11,184.01	11,600.00	415.99	14,800.00
675 Fitness Center Expense	0.00	360.00	360.00	0.00	1,440.00	1,440.00	4,320.00
68303 Furniture	0.00	300.00	300.00	0.00	1,200.00	1,200.00	3,600.00
689 Site Signage	486.32	62.00	(424.32)	486.32	248.00	(238.32)	744.00
697 Vehicle Maintenance	93.46	200.00	106.54	426.96	800.00	373.04	2,400.00
72001 Pool Repairs	540.00	400.00	(140.00)	612.89	1,600.00	987.11	4,800.00
<b>TOTAL Repairs &amp; Maintenance</b>	6,589.04	2,022.00	(4,567.04)	12,710.18	18,088.00	5,377.82	38,264.00
<b>Taxes</b>							
805 Real Estate Tax	0.00	0.00	0.00	14.70	0.00	(14.70)	6,500.00
<b>TOTAL Taxes</b>	0.00	0.00	0.00	14.70	0.00	(14.70)	6,500.00
<b>Utilities</b>							
573 Telephone	2,292.47	1,950.00	(342.47)	8,354.75	7,800.00	(554.75)	23,400.00

**Heartland Community Association  
Income Statement  
01-Operating**

Posted 4/1/2023 To 4/30/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
751 Electricity	4,384.40	6,000.00	1,615.60	18,247.71	24,000.00	5,752.29	72,000.00
75301 Gas Amenity Center	133.00	208.00	75.00	2,124.97	832.00	(1,292.97)	2,496.00
755 Water/Sewer	821.71	3,900.00	3,078.29	7,365.67	15,600.00	8,234.33	46,800.00
<b>TOTAL Utilities</b>	<b>7,631.58</b>	<b>12,058.00</b>	<b>4,426.42</b>	<b>36,093.10</b>	<b>48,232.00</b>	<b>12,138.90</b>	<b>144,696.00</b>
<b>TOTAL Expense</b>	<b>260,682.20</b>	<b>157,668.00</b>	<b>(103,014.20)</b>	<b>759,618.98</b>	<b>652,499.04</b>	<b>(107,119.94)</b>	<b>2,235,178.29</b>
<b>Net Operating Income/Loss</b>	<b>98,297.01</b>	<b>28,777.00</b>	<b>69,520.01</b>	<b>219,635.76</b>	<b>89,508.96</b>	<b>130,126.80</b>	<b>23,399.71</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	0.00	(7,800.00)	(7,800.00)	0.00	(23,400.00)
<b>TOTAL Transfer between Funds</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>0.00</b>	<b>(7,800.00)</b>	<b>(7,800.00)</b>	<b>0.00</b>	<b>(23,400.00)</b>
<b>TOTAL Transfers</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>0.00</b>	<b>(7,800.00)</b>	<b>(7,800.00)</b>	<b>0.00</b>	<b>(23,400.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>96,347.01</b>	<b>26,827.00</b>	<b>69,520.01</b>	<b>211,835.76</b>	<b>81,708.96</b>	<b>130,126.80</b>	<b>(0.29)</b>



# Heartland Community Association

## Income Statement

### 02-Townhome

Posted 4/1/2023 To 4/30/2023 11:59:00 PM

	Current Period 02-Townhome			Year to Date 02-Townhome			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	16,588.00	17,150.00	(562.00)	66,352.00	62,720.00	3,632.00	235,200.00
403 Builder Assessments	14,304.80	7,595.00	6,709.80	45,143.16	31,360.00	13,783.16	86,240.00
441 Late Fees	(10.00)	0.00	(10.00)	(10.00)	0.00	(10.00)	0.00
44101 Collection Fee Revenue	0.00	0.00	0.00	(205.00)	0.00	(205.00)	0.00
<b>TOTAL Revenue</b>	<b>30,882.80</b>	<b>24,745.00</b>	<b>6,137.80</b>	<b>111,280.16</b>	<b>94,080.00</b>	<b>17,200.16</b>	<b>321,440.00</b>
<b>TOTAL Income</b>	<b>30,882.80</b>	<b>24,745.00</b>	<b>6,137.80</b>	<b>111,280.16</b>	<b>94,080.00</b>	<b>17,200.16</b>	<b>321,440.00</b>
<b>Expense</b>							
<b>Expenses</b>							
514 Townhome Administrative Fee	0.00	200.00	200.00	0.00	800.00	800.00	2,400.00
57911 Townhome Miscellaneous Expense	1,629.00	1,192.00	(437.00)	1,629.00	4,768.00	3,139.00	14,303.00
61901 Townhome Landscape	1,136.20	2,923.00	1,786.80	4,478.62	10,992.00	6,513.38	37,976.00
65301 Townhome Building Repairs	0.00	500.00	500.00	0.00	2,000.00	2,000.00	6,000.00
665 Townhome Irrigation Repairs	0.00	350.00	350.00	0.00	1,400.00	1,400.00	4,200.00
75102 Townhome Electric	0.00	400.00	400.00	0.00	1,600.00	1,600.00	4,800.00
75801 Townhome Water	133.35	450.00	316.65	1,102.50	1,800.00	697.50	5,400.00
85301 Townhome Insurance	9,175.29	16,503.75	7,328.46	39,783.78	50,112.75	10,328.97	212,760.75
<b>TOTAL Expenses</b>	<b>12,073.84</b>	<b>22,518.75</b>	<b>10,444.91</b>	<b>46,993.90</b>	<b>73,472.75</b>	<b>26,478.85</b>	<b>287,839.75</b>
<b>TOTAL Expense</b>	<b>12,073.84</b>	<b>22,518.75</b>	<b>10,444.91</b>	<b>46,993.90</b>	<b>73,472.75</b>	<b>26,478.85</b>	<b>287,839.75</b>
<b>Net Operating Income/Loss</b>	<b>18,808.96</b>	<b>2,226.25</b>	<b>16,582.71</b>	<b>64,286.26</b>	<b>20,607.25</b>	<b>43,679.01</b>	<b>33,600.25</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	0.00	(11,200.00)	(11,200.00)	0.00	(33,600.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(11,200.00)</b>	<b>(11,200.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>TOTAL Transfers</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(11,200.00)</b>	<b>(11,200.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>16,008.96</b>	<b>(573.75)</b>	<b>16,582.71</b>	<b>53,086.26</b>	<b>9,407.25</b>	<b>43,679.01</b>	<b>0.25</b>

# Heartland Community Association

## Income Statement

### 03-Reserve

Posted 4/1/2023 To 4/30/2023 11:59:00 PM

	Current Period 03-Reserve			Year to Date 03-Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
432 Initial Reserve Contribution	1,425.00	0.00	1,425.00	5,175.00	0.00	5,175.00	0.00
451 Interest	3,990.89	0.00	3,990.89	9,078.25	0.00	9,078.25	0.00
<b>TOTAL Revenue</b>	<b>5,415.89</b>	<b>0.00</b>	<b>5,415.89</b>	<b>14,253.25</b>	<b>0.00</b>	<b>14,253.25</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>5,415.89</b>	<b>0.00</b>	<b>5,415.89</b>	<b>14,253.25</b>	<b>0.00</b>	<b>14,253.25</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>5,415.89</b>	<b>0.00</b>	<b>5,415.89</b>	<b>14,253.25</b>	<b>0.00</b>	<b>14,253.25</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	1,950.00	1,950.00	0.00	7,800.00	7,800.00	0.00	23,400.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>7,800.00</b>	<b>7,800.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>TOTAL Transfers</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>7,800.00</b>	<b>7,800.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>Net Income/Loss After Transfers</b>	<b>7,365.89</b>	<b>1,950.00</b>	<b>5,415.89</b>	<b>22,053.25</b>	<b>7,800.00</b>	<b>14,253.25</b>	<b>23,400.00</b>

**Heartland Community Association**  
**Income Statement**  
**04-Townhome Reserve**

Posted 4/1/2023 To 4/30/2023 11:59:00 PM

	Current Period 04-Townhome Reserve			Year to Date 04-Townhome Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
451 Interest	8.52	0.00	8.52	19.10	0.00	19.10	0.00
<b>TOTAL Revenue</b>	<b>8.52</b>	<b>0.00</b>	<b>8.52</b>	<b>19.10</b>	<b>0.00</b>	<b>19.10</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>8.52</b>	<b>0.00</b>	<b>8.52</b>	<b>19.10</b>	<b>0.00</b>	<b>19.10</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>8.52</b>	<b>0.00</b>	<b>8.52</b>	<b>19.10</b>	<b>0.00</b>	<b>19.10</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	2,800.00	2,800.00	0.00	11,200.00	11,200.00	0.00	33,600.00
<b>TOTAL Transfer between Funds</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>11,200.00</b>	<b>11,200.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>TOTAL Transfers</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>11,200.00</b>	<b>11,200.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>Net Income/Loss After Transfers</b>	<b>2,808.52</b>	<b>2,800.00</b>	<b>8.52</b>	<b>11,219.10</b>	<b>11,200.00</b>	<b>19.10</b>	<b>33,600.00</b>

# YTD Income Statement

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## Heartland Community Association 01-Operating

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	146,698.00	151,495.00	151,815.87	155,308.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	605,316.87
403 Builder Assessments	23,710.40	21,118.69	21,857.40	19,763.58	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	86,250.07
416 Rental Income	3,200.00	2,450.00	4,100.00	4,126.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	13,876.00
423 Bad Debt Expense	(141.80)	0.00	0.00	79,408.43	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	79,266.63
42301 Bad Debt Recovery	0.00	0.00	0.00	2,715.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,715.40
432 Initial Reserve Contribution	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
434 Working Capital	9,900.00	1,200.00	4,000.00	5,900.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	21,000.00
441 Late Fees	1,868.10	(1,159.00)	6,631.50	5,385.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	12,525.60
44101 Collection Fee Revenue	9,847.00	(239.59)	22,212.29	26,607.26	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	58,426.96
44106 Delinquency Interest	0.00	0.00	25.00	50.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	75.00
44503 Sponsorship	0.00	2,136.00	468.00	2,018.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,622.00
451 Interest	371.51	388.31	770.79	698.41	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,229.02
454 Sanctions/Fines	1,800.54	2,365.00	382.00	3,617.74	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,165.28
459 Miscellaneous Income	246.00	75.00	125.00	425.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	871.00
45901 Permit Fee Income	275.00	125.00	250.00	1,167.55	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,817.55
45914 Legal Fee Revenue	16,897.39	3,789.51	8,534.62	51,788.84	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	81,010.36
472 Recreation Event Income	1,087.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,087.00
TOTAL Revenue	215,559.14	183,743.92	220,972.47	358,979.21	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	979,254.74
Transfer between Funds													
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(7,800.00)
TOTAL Transfer between Funds	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(7,800.00)
TOTAL INCOME	213,609.14	181,793.92	219,022.47	357,029.21	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	971,454.74
EXPENSES													
Administrative													
505 Onsite Services	69,460.14	69,717.83	74,624.64	61,826.67	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	275,629.28
536 Office Equipment	717.24	717.24	717.24	3,549.54	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,701.26
547 Uniforms	514.91	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	514.91
551 Advertising	0.00	681.25	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	681.25

**YTD Income Statement**

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**Heartland Community Association  
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	January	February	March	April	May	June	July	August	September	October	November	December	Total
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
561 Legal Fees - Collections	12,874.29	7,903.09	7,743.02	48,137.16	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	76,657.56
56101 Lien/Collection Costs	9,847.00	1,653.00	24,750.00	22,675.46	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	58,925.46
562 Legal Fees - Attorney	0.00	0.00	83.15	131.33	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	214.48
563 Licenses/Fees/Permits	676.47	553.34	322.58	502.55	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,054.94
564 Dues/Subscriptions	227.29	236.41	236.45	2,589.77	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,289.92
565 Community Management Fees	8,350.00	8,394.00	8,432.00	8,464.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	33,640.00
567 Meeting Expense	0.00	481.05	0.00	306.75	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	787.80
569 Office Supplies	2,889.54	3,520.71	2,175.89	1,472.32	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10,058.46
572 Postage	4,086.86	2,682.64	3,831.35	584.14	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	11,184.99
575 Social Events	1,332.28	10,955.91	2,478.71	7,258.86	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	22,025.76
57901 Mileage/Auto	1,380.02	855.00	415.65	1,111.87	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,762.54
590 Web Hosting	589.68	589.68	589.68	589.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,358.72
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
612 IT Support	0.00	(345.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(345.00)
<b>TOTAL Administrative</b>	<b>112,945.72</b>	<b>108,596.15</b>	<b>126,400.36</b>	<b>159,200.10</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>507,142.33</b>
<b>Contract Services</b>													
605 Janitor Contract	1,716.00	792.00	7,417.50	3,750.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	13,675.50
615 Refuse Removal	200.00	200.00	100.00	200.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	700.00
619 Landscape Contract	5,469.30	5,489.30	5,633.38	5,633.38	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	22,205.36
61908 Landscape - Additional	0.00	0.00	8,725.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,725.35
629 Pool Service	6,095.00	6,000.00	6,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	18,095.00
62903 Pool Monitor	8,000.00	0.00	0.00	50,250.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	58,250.00
637 Patrol Security Service	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
63707 Security/Alarm Monitoring	512.59	105.00	105.00	105.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	827.59
<b>TOTAL Contract Services</b>	<b>21,992.89</b>	<b>12,566.30</b>	<b>27,981.23</b>	<b>59,938.38</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>122,478.80</b>
<b>Insurance</b>													
851 Insurance - D&O	1,381.58	1,381.58	0.00	2,645.75	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,408.91
855 Insurance - Excess Liability	6,452.13	11,807.70	6,452.13	8,839.02	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	33,550.98

**YTD Income Statement**

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**Heartland Community Association  
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	January	February	March	April	May	June	July	August	September	October	November	December	Total
856 Fire & EC Insurance	5,355.57	0.00	5,355.57	5,433.93	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	16,145.07
857 Insurance - Workers Compensation	29.17	29.17	29.17	84.17	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	171.68
<b>TOTAL Insurance</b>	<b>13,218.45</b>	<b>13,218.45</b>	<b>11,835.87</b>	<b>17,002.87</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>55,276.64</b>
<b>Other Expenses</b>													
899 Enhancements	0.00	0.00	8,421.52	3,242.20	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	11,663.72
<b>TOTAL Other Expenses</b>	<b>0.00</b>	<b>0.00</b>	<b>8,421.52</b>	<b>3,242.20</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>11,663.72</b>
<b>Parts &amp; Supplies</b>													
628 Fire & Safety Supplies	190.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	190.00
701 HVAC Supplies	0.00	0.00	44.12	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	44.12
707 Janitorial Supplies	590.03	975.15	1,067.58	846.46	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,479.22
709 Electrical Supplies	191.52	1,187.49	861.06	229.95	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,470.02
719 Pool Supplies/Chemicals	49.98	104.96	1,491.71	6,001.62	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	7,648.27
720 Tools & Equipment	251.24	145.81	10.83	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	407.88
<b>TOTAL Parts &amp; Supplies</b>	<b>1,272.77</b>	<b>2,413.41</b>	<b>3,475.30</b>	<b>7,078.03</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>14,239.51</b>
<b>Repairs &amp; Maintenance</b>													
61957 Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
656 General Maintenance	2,879.55	1,999.52	835.68	5,469.26	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	11,184.01
675 Fitness Center Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
68303 Furniture	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
689 Site Signage	0.00	0.00	0.00	486.32	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	486.32
697 Vehicle Maintenance	156.93	95.92	80.65	93.46	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	426.96
72001 Pool Repairs	72.89	0.00	0.00	540.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	612.89
<b>TOTAL Repairs &amp; Maintenance</b>	<b>3,109.37</b>	<b>2,095.44</b>	<b>916.33</b>	<b>6,589.04</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>12,710.18</b>
<b>Taxes</b>													
805 Real Estate Tax	14.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.70
<b>TOTAL Taxes</b>	<b>14.70</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>14.70</b>
<b>Utilities</b>													
573 Telephone	2,331.71	2,110.17	1,620.40	2,292.47	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,354.75
751 Electricity	5,630.03	3,940.28	4,293.00	4,384.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	18,247.71
75301 Gas Amenity Center	218.04	1,024.00	749.93	133.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,124.97

**YTD Income Statement**

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**Heartland Community Association  
01-Operating**

	January	February	March	April	May	June	July	August	September	October	November	December	Total
755 Water/Sewer	886.47	5,498.74	158.75	821.71	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	7,365.67
TOTAL Utilities	9,066.25	12,573.19	6,822.08	7,631.58	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	36,093.10
TOTAL EXPENSES	161,620.15	151,462.94	185,853.69	260,682.20	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	759,618.98
Excess Revenue / Expense	51,988.99	30,330.98	33,168.78	96,347.01	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	211,835.76

# YTD Income Statement

Posted 4/1/2023 To 4/30/2023 11:59:00 PM

Monday, May 22, 2023

7:42

## Heartland Community Association 02-Townhome

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	16,588.00	16,588.00	16,588.00	16,588.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	66,352.00
403 Builder Assessments	8,085.00	12,953.36	9,800.00	14,304.80	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	45,143.16
441 Late Fees	0.00	0.00	0.00	(10.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(10.00)
44101 Collection Fee Revenue	(130.00)	0.00	(75.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(205.00)
<b>TOTAL Revenue</b>	<b>24,543.00</b>	<b>29,541.36</b>	<b>26,313.00</b>	<b>30,882.80</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>111,280.16</b>
Transfer between Funds													
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(11,200.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</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>0.00</b>	<b>(11,200.00)</b>
<b>TOTAL INCOME</b>	<b>21,743.00</b>	<b>26,741.36</b>	<b>23,513.00</b>	<b>28,082.80</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>100,080.16</b>
<b>EXPENSES</b>													
Expenses													
514 Townhome Administrative Fee	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
57911 Townhome Miscellaneous Expense	0.00	0.00	0.00	1,629.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,629.00
61901 Townhome Landscape	1,103.11	1,103.11	1,136.20	1,136.20	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,478.62
65301 Townhome Building Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
665 Townhome Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75102 Townhome Electric	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75801 Townhome Water	808.85	36.30	124.00	133.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,102.50
85301 Townhome Insurance	10,202.83	10,202.83	10,202.83	9,175.29	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	39,783.78
<b>TOTAL Expenses</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</b>	<b>12,073.84</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>46,993.90</b>
<b>TOTAL EXPENSES</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</b>	<b>12,073.84</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>46,993.90</b>
<b>Excess Revenue / Expense</b>	<b>9,628.21</b>	<b>15,399.12</b>	<b>12,049.97</b>	<b>16,008.96</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>53,086.26</b>



# YTD Income Statement

Posted 4/1/2023 To 4/30/2023 11:59:00 PM

Monday, May 22, 2023

7:42

## Heartland Community Association 03-Reserve

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
432 Initial Reserve Contribution	2,475.00	300.00	975.00	1,425.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,175.00
451 Interest	1,142.01	2,684.77	1,260.58	3,990.89	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,078.25
<b>TOTAL Revenue</b>	<b>3,617.01</b>	<b>2,984.77</b>	<b>2,235.58</b>	<b>5,415.89</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>14,253.25</b>
Transfer between Funds													
498 Reserve Fund Transfer	1,950.00	1,950.00	1,950.00	1,950.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	7,800.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</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>0.00</b>	<b>7,800.00</b>
<b>TOTAL INCOME</b>	<b>5,567.01</b>	<b>4,934.77</b>	<b>4,185.58</b>	<b>7,365.89</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>22,053.25</b>
Excess Revenue / Expense	5,567.01	4,934.77	4,185.58	7,365.89	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	22,053.25

# YTD Income Statement

Posted 4/1/2023 To 4/30/2023 11:59:00 PM

Monday, May 22, 2023

7:42

## Heartland Community Association 04-Townhome Reserve

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
451 Interest	1.63	1.60	7.35	8.52	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	19.10
TOTAL Revenue	1.63	1.60	7.35	8.52	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	19.10
Transfer between Funds													
498 Reserve Fund Transfer	2,800.00	2,800.00	2,800.00	2,800.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	11,200.00
TOTAL Transfer between Funds	2,800.00	2,800.00	2,800.00	2,800.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	11,200.00
TOTAL INCOME	2,801.63	2,801.60	2,807.35	2,808.52	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	11,219.10
Excess Revenue / Expense	2,801.63	2,801.60	2,807.35	2,808.52	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	11,219.10

# Heartland Community Association

Professionally Managed by:

**CCMC**

May 2023



**CCMC**

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# Consolidate Balance Sheet - all departments

Thursday, June 15, 2023

7:49

Posted 05/31/2023

## Heartland Community Association Consolidated

	05/2023	04/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	189,335.42	168,795.76	20,539.66
10101	Cash - Townhome OP CKG PWB	158,043.75	245,270.50	(87,226.75)
10302	Cash - OP SVG MM Oakwood	93,998.67	243,480.70	(149,482.03)
10305	Cash - INTAKE PWB	8,375.92	8,019.19	356.73
10306	Cash - OP MM Modern Bank	150,000.00	301,003.82	(151,003.82)
10404	Operating - ICS Modern Bank	51,613.55	200,000.00	(148,386.45)
105	Cash - Debit Card PWB	2,305.04	3,882.03	(1,576.99)
102	Cash - RSV MM TX Cap	246,885.36	246,428.10	457.26
10201	Cash - RSV MM Modern Bank	100,000.00	149,344.93	(49,344.93)
10202	Cash - RSV MM PWB	34,756.68	29,370.06	5,386.62
104	Reserve 3M CD Veritex	84,333.25	83,337.54	995.71
10401	Reserve - 6M CD Veritex	84,091.49	83,400.07	691.42
10402	Reserve - 9M CD Veritex	84,194.89	83,452.16	742.73
10403	Reserve - 6M CD Bank 34	105,925.78	105,925.78	0.00
10405	Reserve - ICS MM Modern Bank	150,164.86	0.00	150,164.86
107	Cash - RSV Townhome MM PWB	16,435.75	13,624.66	2,811.09
	<u>Total Cash</u>	<u>1,560,460.41</u>	<u>1,965,335.30</u>	<u>(404,874.89)</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	633,135.49	681,327.36	(48,191.87)
112	AR Other	904.89	904.89	0.00
114	Due from other Departments	2,872.03	4,658.90	(1,786.87)
119	Allowance for Doubtful Accounts	(290,966.18)	(294,502.02)	3,535.84
	<u>Total Accounts Receivable</u>	<u>345,946.23</u>	<u>392,389.13</u>	<u>(46,442.90)</u>
<u>Other Assets</u>				
133	Prepaid Insurance	248,035.48	272,851.58	(24,816.10)
134	Prepaid Expense	54,869.30	5,997.53	48,871.77
180	Suspense	0.00	(732.00)	732.00
18501	Accrued Interest Receivable	1,330.84	2,675.39	(1,344.55)
	<u>Total Other Assets</u>	<u>304,235.62</u>	<u>280,792.50</u>	<u>23,443.12</u>
	<u>Total Assets</u>	<u>2,210,642.26</u>	<u>2,638,516.93</u>	<u>(427,874.67)</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	99,819.46	35,240.88	64,578.58
211	Accounts Payable	19,472.69	318,852.13	(299,379.44)
212	Accounts Payable - Other	7,807.32	7,806.66	0.66
213	Unearned Assessments	344,482.00	516,354.00	(171,872.00)

# Consolidate Balance Sheet - all departments

Thursday, June 15, 2023

7:49

Posted 05/31/2023

## Heartland Community Association

### Consolidated

	05/2023	04/2023	Net Change	
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
214	Prepaid Assessments	149,815.77	156,884.81	(7,069.04)
21401	Due to Management Company	1,882.00	0.00	1,882.00
21802	Lender Setup Fee	0.00	100.00	(100.00)
22101	Insurance Claims Pending	19,242.42	19,242.42	0.00
224	Due to other Departments	2,872.03	4,658.90	(1,786.87)
	<u>Total Current Liabilities</u>	<u>645,393.69</u>	<u>1,059,139.80</u>	<u>(413,746.11)</u>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	6,000.00	4,800.00	1,200.00
	<u>Total Other Liabilities</u>	<u>6,000.00</u>	<u>4,800.00</u>	<u>1,200.00</u>
<u>Equity</u>				
309	Equity	1,276,382.76	1,276,382.76	0.00
	Net Income (Loss)	282,865.81	298,194.37	(15,328.56)
	<u>Total Equity</u>	<u>1,559,248.57</u>	<u>1,574,577.13</u>	<u>(15,328.56)</u>
	<u>Total Liabilities &amp; Equity</u>	<u>2,210,642.26</u>	<u>2,638,516.93</u>	<u>(427,874.67)</u>

Posted 05/31/2023

## Heartland Community Association

## 01-Operating

	05/2023	04/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	389,335.42	566,793.76	(177,458.34)
10302	Cash - OP SVG MM Oakwood	93,998.67	243,480.70	(149,482.03)
10305	Cash - INTAKE PWB	8,375.92	8,019.19	356.73
105	Cash - Debit Card PWB	2,305.04	3,882.03	(1,576.99)
	<u>Total Cash</u>	<u>494,015.05</u>	<u>822,175.68</u>	<u>(328,160.63)</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	606,465.49	654,224.80	(47,759.31)
112	AR Other	904.89	904.89	0.00
114	Due from other Departments	1,722.00	2,393.90	(671.90)
119	Allowance for Doubtful Accounts	(290,966.18)	(294,502.02)	3,535.84
	<u>Total Accounts Receivable</u>	<u>318,126.20</u>	<u>363,021.57</u>	<u>(44,895.37)</u>
<u>Other Assets</u>				
133	Prepaid Insurance	156,282.58	282,026.87	(125,744.29)
134	Prepaid Expense	54,869.30	5,997.53	48,871.77
180	Suspense	0.00	(732.00)	732.00
	<u>Total Other Assets</u>	<u>211,151.88</u>	<u>287,292.40</u>	<u>(76,140.52)</u>
	<u>Total Assets</u>	<u>1,023,293.13</u>	<u>1,472,489.65</u>	<u>(449,196.52)</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	99,723.00	34,041.88	65,681.12
211	Accounts Payable	19,472.69	318,852.13	(299,379.44)
212	Accounts Payable - Other	7,807.32	7,806.66	0.66
213	Unearned Assessments	344,482.00	516,354.00	(171,872.00)
214	Prepaid Assessments	149,815.77	156,884.81	(7,069.04)
21401	Due to Management Company	1,882.00	0.00	1,882.00
21802	Lender Setup Fee	0.00	100.00	(100.00)
22101	Insurance Claims Pending	19,242.42	19,242.42	0.00
224	Due to other Departments	1,150.03	625.00	525.03
	<u>Total Current Liabilities</u>	<u>643,575.23</u>	<u>1,053,906.90</u>	<u>(410,331.67)</u>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	6,000.00	4,800.00	1,200.00
	<u>Total Other Liabilities</u>	<u>6,000.00</u>	<u>4,800.00</u>	<u>1,200.00</u>
<u>Equity</u>				
309	Equity	201,946.99	201,946.99	0.00
	Net Income (Loss)	171,770.91	211,835.76	(40,064.85)
	<u>Total Equity</u>	<u>373,717.90</u>	<u>413,782.75</u>	<u>(40,064.85)</u>

Posted 05/31/2023

Heartland Community Association

01-Operating

	05/2023	04/2023	Net Change
<b>Liabilities &amp; Equity</b>			
<i>Total Liabilities &amp; Equity</i>	<u>1,023,293.13</u>	<u>1,472,489.65</u>	<u>(449,196.52)</u>

Posted 05/31/2023

**Heartland Community Association  
02-Townhome**

	05/2023	04/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	0.00	2,002.00	(2,002.00)
10101	Cash - Townhome OP CKG PWB	158,043.75	245,270.50	(87,226.75)
	<u>Total Cash</u>	<u>158,043.75</u>	<u>247,272.50</u>	<u>(89,228.75)</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	26,670.00	27,102.56	(432.56)
114	Due from other Departments	1,150.03	0.00	1,150.03
	<u>Total Accounts Receivable</u>	<u>27,820.03</u>	<u>27,102.56</u>	<u>717.47</u>
<u>Other Assets</u>				
133	Prepaid Insurance	91,752.90	(9,175.29)	100,928.19
	<u>Total Other Assets</u>	<u>91,752.90</u>	<u>(9,175.29)</u>	<u>100,928.19</u>
	<u>Total Assets</u>	<u>277,616.68</u>	<u>265,199.77</u>	<u>12,416.91</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	96.46	1,199.00	(1,102.54)
224	Due to other Departments	1,722.00	4,033.90	(2,311.90)
	<u>Total Current Liabilities</u>	<u>1,818.46</u>	<u>5,232.90</u>	<u>(3,414.44)</u>
<u>Equity</u>				
309	Equity	206,880.61	206,880.61	0.00
	Net Income (Loss)	68,917.61	53,086.26	15,831.35
	<u>Total Equity</u>	<u>275,798.22</u>	<u>259,966.87</u>	<u>15,831.35</u>
	<u>Total Liabilities &amp; Equity</u>	<u>277,616.68</u>	<u>265,199.77</u>	<u>12,416.91</u>



Individual Balance Sheets for each department

Thursday, June 15, 2023

7:49

Posted 05/31/2023

Heartland Community Association

03-Reserve

	05/2023	04/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	(200,000.00)	(400,000.00)	200,000.00
10306	Cash - OP MM Modern Bank	150,000.00	301,003.82	(151,003.82)
10404	Operating - ICS Modern Bank	51,613.55	200,000.00	(148,386.45)
102	Cash - RSV MM TX Cap	246,885.36	246,428.10	457.26
10201	Cash - RSV MM Modern Bank	100,000.00	149,344.93	(49,344.93)
10202	Cash - RSV MM PWB	34,756.68	29,370.06	5,386.62
104	Reserve 3M CD Veritex	84,333.25	83,337.54	995.71
10401	Reserve - 6M CD Veritex	84,091.49	83,400.07	691.42
10402	Reserve - 9M CD Veritex	84,194.89	83,452.16	742.73
10403	Reserve - 6M CD Bank 34	105,925.78	105,925.78	0.00
10405	Reserve - ICS MM Modern Bank	150,164.86	0.00	150,164.86
	<b>Total Cash</b>	<b>891,965.86</b>	<b>882,262.46</b>	<b>9,703.40</b>
<u>Accounts Receivable</u>				
114	Due from other Departments	0.00	2,265.00	(2,265.00)
	<b>Total Accounts Receivable</b>	<b>0.00</b>	<b>2,265.00</b>	<b>(2,265.00)</b>
<u>Other Assets</u>				
18501	Accrued Interest Receivable	1,330.84	2,675.39	(1,344.55)
	<b>Total Other Assets</b>	<b>1,330.84</b>	<b>2,675.39</b>	<b>(1,344.55)</b>
	<b>Total Assets</b>	<b>893,296.70</b>	<b>887,202.85</b>	<b>6,093.85</b>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	865,149.60	865,149.60	0.00
	Net Income (Loss)	28,147.10	22,053.25	6,093.85
	<b>Total Equity</b>	<b>893,296.70</b>	<b>887,202.85</b>	<b>6,093.85</b>
	<b>Total Liabilities &amp; Equity</b>	<b>893,296.70</b>	<b>887,202.85</b>	<b>6,093.85</b>

Individual Balance Sheets for each department

Thursday, June 15, 2023

7:49

Posted 05/31/2023

Heartland Community Association

04-Townhome Reserve

	05/2023	04/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
107	Cash - RSV Townhome MM PWB	16,435.75	13,624.66	2,811.09
	<u>Total Cash</u>	<u>16,435.75</u>	<u>13,624.66</u>	<u>2,811.09</u>
	<u>Total Assets</u>	<u>16,435.75</u>	<u>13,624.66</u>	<u>2,811.09</u>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	2,405.56	2,405.56	0.00
	Net Income (Loss)	14,030.19	11,219.10	2,811.09
	<u>Total Equity</u>	<u>16,435.75</u>	<u>13,624.66</u>	<u>2,811.09</u>
	<u>Total Liabilities &amp; Equity</u>	<u>16,435.75</u>	<u>13,624.66</u>	<u>2,811.09</u>

# Balance Sheet by Fund (column format)

Posted 05/31/2023

Thursday, June 15, 2023 7:49

## Heartland Community Association

01-Operating 02-Townhome 03-Reserve 04-Townhome Total Reserve

Assets	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<u>Cash</u>				
Cash - OP PWB	389,335.42		(200,000.00)	189,335.42
Cash - Townhome OP CKG PI		158,043.75		158,043.75
Cash - OP SVG MM Oakwood	93,998.67			93,998.67
Cash - INTAKE PWB	8,375.92			8,375.92
Cash - OP MM Modern Bank			150,000.00	150,000.00
Operating - ICS Modern Bank			51,613.55	51,613.55
Cash - Debit Card PWB	2,305.04			2,305.04
Cash - RSV MM TX Cap			246,885.36	246,885.36
Cash - RSV MM Modern Bank			100,000.00	100,000.00
Cash - RSV MM PWB			34,756.68	34,756.68
Reserve 3M CD Veritex			84,333.25	84,333.25
Reserve - 6M CD Veritex			84,091.49	84,091.49
Reserve - 9M CD Veritex			84,194.89	84,194.89
Reserve - 6M CD Bank 34			105,925.78	105,925.78
Reserve - ICS MM Modern Bar			150,164.86	150,164.86
Cash - RSV Townhome MM PI			16,435.75	16,435.75
<u>Total Cash</u>	<u>494,015.05</u>	<u>158,043.75</u>	<u>891,965.86</u>	<u>1,560,460.41</u>
<u>Accounts Receivable</u>				
Accounts Receivable	606,465.49	26,670.00		633,135.49
AR Other	904.89			904.89
Due from other Departments	1,722.00	1,150.03		2,872.03
Allowance for Doubtful Account	(290,966.18)			(290,966.18)
<u>Total Accounts Receivable</u>	<u>318,126.20</u>	<u>27,820.03</u>		<u>345,946.23</u>
<u>Other Assets</u>				
Prepaid Insurance	156,282.58	91,752.90		248,035.48
Prepaid Expense	54,869.30			54,869.30
Accrued Interest Receivable			1,330.84	1,330.84
<u>Total Other Assets</u>	<u>211,151.88</u>	<u>91,752.90</u>	<u>1,330.84</u>	<u>304,235.62</u>

# Balance Sheet by Fund (column format)

Posted 05/31/2023

## Heartland Community Association

Thursday, June 15, 2023 7:49

	01-Operating	02-Townhome	03-Reserve	04-Townhome Reserve	Total
<b>Assets</b>					
<b>Total Assets</b>	<b>1,023,293.13</b>	<b>277,616.68</b>	<b>893,296.70</b>	<b>16,435.75</b>	<b>2,210,642.26</b>
<b>Liabilities &amp; Equity</b>					
<b>Current Liabilities</b>					
Accrued Expense	99,723.00	96.46			99,819.46
Accounts Payable	19,472.69				19,472.69
Accounts Payable - Other	7,807.32				7,807.32
Unearned Assessments	344,482.00				344,482.00
Prepaid Assessments	149,815.77				149,815.77
Due to Management Company	1,882.00				1,882.00
Insurance Claims Pending	19,242.42				19,242.42
Due to other Departments	1,150.03	1,722.00			2,872.03
<b>Total Current Liabilities</b>	<b>643,575.23</b>	<b>1,818.46</b>			<b>645,393.69</b>
<b>Other Liabilities</b>					
Facility Rental Deposit	6,000.00				6,000.00
<b>Total Other Liabilities</b>	<b>6,000.00</b>				<b>6,000.00</b>
<b>Equity</b>					
Equity	201,946.99	206,880.61	865,149.60	2,405.56	1,276,382.76
Net Income (Loss)	171,770.91	68,917.61	28,147.10	14,030.19	282,865.81
<b>Total Equity</b>	<b>373,717.90</b>	<b>275,798.22</b>	<b>893,296.70</b>	<b>16,435.75</b>	<b>1,559,248.57</b>
<b>Total Liabilities &amp; Equity</b>	<b>1,023,293.13</b>	<b>277,616.68</b>	<b>893,296.70</b>	<b>16,435.75</b>	<b>2,210,642.26</b>

# Heartland Community Association

## Income Statement

### 01-Operating

Posted 5/1/2023 To 5/31/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	155,103.00	154,037.00	1,066.00	760,419.87	762,805.00	(2,385.13)	1,861,728.00
403 Builder Assessments	20,960.60	24,190.00	(3,229.40)	107,210.67	124,230.00	(17,019.33)	297,250.00
416 Rental Income	1,574.00	1,500.00	74.00	15,450.00	7,500.00	7,950.00	18,000.00
423 Bad Debt Expense	3,033.67	(5,000.00)	8,033.67	82,300.30	(25,000.00)	107,300.30	(60,000.00)
42301 Bad Debt Recovery	0.00	0.00	0.00	2,715.40	0.00	2,715.40	0.00
432 Initial Reserve Contribution	0.00	450.00	(450.00)	0.00	2,250.00	(2,250.00)	5,400.00
434 Working Capital	4,600.00	1,800.00	2,800.00	25,600.00	9,000.00	16,600.00	21,600.00
441 Late Fees	3,365.00	1,000.00	2,365.00	15,890.60	5,000.00	10,890.60	12,000.00
44101 Collection Fee Revenue	11,353.29	5,000.00	6,353.29	69,780.25	25,000.00	44,780.25	60,000.00
44106 Delinquency Interest	0.00	0.00	0.00	75.00	0.00	75.00	0.00
44503 Sponsorship	(263.14)	400.00	(663.14)	4,358.86	2,000.00	2,358.86	4,800.00
451 Interest	517.97	300.00	217.97	2,746.99	1,500.00	1,246.99	3,600.00
454 Sanctions/Fines	10,424.25	0.00	10,424.25	18,589.53	0.00	18,589.53	0.00
459 Miscellaneous Income	830.00	300.00	530.00	1,701.00	1,500.00	201.00	3,600.00
45901 Permit Fee Income	300.55	550.00	(249.45)	2,118.10	2,750.00	(631.90)	6,600.00
45914 Legal Fee Revenue	9,050.01	2,000.00	7,050.01	90,060.37	10,000.00	80,060.37	24,000.00
472 Recreation Event Income	0.00	0.00	0.00	1,087.00	0.00	1,087.00	0.00
<b>TOTAL Revenue</b>	<b>220,849.20</b>	<b>186,527.00</b>	<b>34,322.20</b>	<b>1,200,103.94</b>	<b>928,535.00</b>	<b>271,568.94</b>	<b>2,258,578.00</b>
<b>TOTAL Income</b>	<b>220,849.20</b>	<b>186,527.00</b>	<b>34,322.20</b>	<b>1,200,103.94</b>	<b>928,535.00</b>	<b>271,568.94</b>	<b>2,258,578.00</b>
<b>Expense</b>							
<b>Administrative</b>							
505 Onsite Services	82,782.15	77,940.10	(4,842.05)	358,411.43	365,979.60	7,568.17	904,062.00
536 Office Equipment	717.24	700.00	(17.24)	6,418.50	3,500.00	(2,918.50)	8,400.00
547 Uniforms	0.00	300.00	300.00	514.91	1,500.00	985.09	3,600.00
551 Advertising	72.00	445.00	373.00	753.25	2,225.00	1,471.75	5,340.00
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	3,900.00
561 Legal Fees - Collections	12,323.33	3,500.00	(8,823.33)	88,980.89	17,500.00	(71,480.89)	42,000.00
56101 Lien/Collection Costs	20,014.96	0.00	(20,014.96)	78,940.42	0.00	(78,940.42)	0.00
562 Legal Fees - Attorney	0.00	800.00	800.00	214.48	4,000.00	3,785.52	9,600.00
563 Licenses/Fees/Permits	909.83	1,126.67	216.84	2,964.77	5,633.35	2,668.58	13,520.00
564 Dues/Subscriptions	266.23	150.00	(116.23)	3,556.15	750.00	(2,806.15)	1,800.00
565 Community Management Fees	8,602.00	8,694.00	92.00	42,242.00	43,270.00	1,028.00	105,316.00
567 Meeting Expense	253.09	50.00	(203.09)	1,040.89	250.00	(790.89)	1,050.00
569 Office Supplies	1,291.13	700.00	(591.13)	11,349.59	5,300.00	(6,049.59)	11,700.00
572 Postage	4,406.41	3,000.00	(1,406.41)	15,591.40	15,000.00	(591.40)	36,000.00
575 Social Events	21,875.15	7,025.00	(14,850.15)	43,900.91	31,625.00	(12,275.91)	118,100.00
57901 Mileage/Auto	1,449.00	1,000.00	(449.00)	5,211.54	5,000.00	(211.54)	12,000.00
590 Web Hosting	589.68	580.00	(9.68)	2,948.40	2,900.00	(48.40)	6,960.00
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	16,000.00
612 IT Support	0.00	0.00	0.00	(345.00)	0.00	345.00	0.00

# Heartland Community Association

## Income Statement

### 01-Operating

Posted 5/1/2023 To 5/31/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>TOTAL Administrative</b>	<b>155,552.20</b>	<b>106,010.77</b>	<b>(49,541.43)</b>	<b>662,694.53</b>	<b>504,432.95</b>	<b>(158,261.58)</b>	<b>1,299,348.00</b>
<b>Contract Services</b>							
605 Janitor Contract	3,750.00	3,231.00	(519.00)	17,425.50	19,554.00	2,128.50	43,370.00
615 Refuse Removal	100.00	200.00	100.00	800.00	1,000.00	200.00	2,400.00
619 Landscape Contract	5,633.38	6,383.38	750.00	27,838.74	31,916.90	4,078.16	76,600.56
61908 Landscape - Additional	0.00	1,500.00	1,500.00	8,725.35	7,500.00	(1,225.35)	18,000.00
629 Pool Service	8,100.00	8,200.00	100.00	26,195.00	41,000.00	14,805.00	98,400.00
62903 Pool Monitor	50,000.00	50,250.00	250.00	108,250.00	58,250.00	(50,000.00)	209,000.00
637 Patrol Security Service	6,000.00	6,000.00	0.00	6,000.00	6,000.00	0.00	30,000.00
63707 Security/Alarm Monitoring	105.00	130.00	25.00	932.59	650.00	(282.59)	1,560.00
<b>TOTAL Contract Services</b>	<b>73,688.38</b>	<b>75,894.38</b>	<b>2,206.00</b>	<b>196,167.18</b>	<b>165,870.90</b>	<b>(30,296.28)</b>	<b>479,330.56</b>
<b>Insurance</b>							
851 Insurance - D&O	1,322.86	1,318.75	(4.11)	6,731.77	5,802.50	(929.27)	15,033.75
855 Insurance - Excess Liability	8,805.22	8,123.21	(682.01)	42,356.20	35,997.55	(6,358.65)	92,859.98
856 Fire & EC Insurance	5,433.91	7,281.25	1,847.34	21,578.98	32,037.50	10,458.52	83,006.25
857 Insurance - Workers Compensation	84.17	37.00	(47.17)	255.85	185.00	(70.85)	471.75
<b>TOTAL Insurance</b>	<b>15,646.16</b>	<b>16,760.21</b>	<b>1,114.05</b>	<b>70,922.80</b>	<b>74,022.55</b>	<b>3,099.75</b>	<b>191,371.73</b>
<b>Other Expenses</b>							
899 Enhancements	0.00	288.75	288.75	11,663.72	24,386.75	12,723.03	26,408.00
<b>TOTAL Other Expenses</b>	<b>0.00</b>	<b>288.75</b>	<b>288.75</b>	<b>11,663.72</b>	<b>24,386.75</b>	<b>12,723.03</b>	<b>26,408.00</b>
<b>Parts &amp; Supplies</b>							
628 Fire & Safety Supplies	0.00	25.00	25.00	190.00	125.00	(65.00)	300.00
701 HVAC Supplies	257.31	125.00	(132.31)	301.43	625.00	323.57	1,500.00
707 Janitorial Supplies	837.85	900.00	62.15	4,317.07	4,500.00	182.93	10,800.00
709 Electrical Supplies	253.77	25.00	(228.77)	2,723.79	125.00	(2,598.79)	300.00
719 Pool Supplies/Chemicals	1,139.00	3,000.00	1,861.00	8,787.27	15,000.00	6,212.73	36,000.00
720 Tools & Equipment	232.77	30.00	(202.77)	640.65	150.00	(490.65)	360.00
<b>TOTAL Parts &amp; Supplies</b>	<b>2,720.70</b>	<b>4,105.00</b>	<b>1,384.30</b>	<b>16,960.21</b>	<b>20,525.00</b>	<b>3,564.79</b>	<b>49,260.00</b>
<b>Repairs &amp; Maintenance</b>							
61957 Irrigation Repairs	0.00	1,100.00	1,100.00	0.00	2,300.00	2,300.00	7,600.00
656 General Maintenance	1,650.43	400.00	(1,250.43)	12,834.44	12,000.00	(834.44)	14,800.00
675 Fitness Center Expense	0.00	360.00	360.00	0.00	1,800.00	1,800.00	4,320.00
68303 Furniture	30.80	300.00	269.20	30.80	1,500.00	1,469.20	3,600.00
689 Site Signage	677.84	62.00	(615.84)	1,164.16	310.00	(854.16)	744.00
697 Vehicle Maintenance	141.47	200.00	58.53	568.43	1,000.00	431.57	2,400.00
72001 Pool Repairs	0.00	400.00	400.00	612.89	2,000.00	1,387.11	4,800.00
<b>TOTAL Repairs &amp; Maintenance</b>	<b>2,500.54</b>	<b>2,822.00</b>	<b>321.46</b>	<b>15,210.72</b>	<b>20,910.00</b>	<b>5,699.28</b>	<b>38,264.00</b>
<b>Taxes</b>							
805 Real Estate Tax	0.00	0.00	0.00	14.70	0.00	(14.70)	6,500.00
<b>TOTAL Taxes</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>14.70</b>	<b>0.00</b>	<b>(14.70)</b>	<b>6,500.00</b>
<b>Utilities</b>							
573 Telephone	2,279.26	1,950.00	(329.26)	10,634.01	9,750.00	(884.01)	23,400.00

**Heartland Community Association**  
**Income Statement**  
**01-Operating**

Posted 5/1/2023 To 5/31/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
751 Electricity	8,970.65	6,000.00	(2,970.65)	27,218.36	30,000.00	2,781.64	72,000.00
75301 Gas Amenity Center	(706.42)	208.00	914.42	1,418.55	1,040.00	(378.55)	2,496.00
755 Water/Sewer	(1,687.42)	3,900.00	5,587.42	5,678.25	19,500.00	13,821.75	46,800.00
<b>TOTAL Utilities</b>	<b>8,856.07</b>	<b>12,058.00</b>	<b>3,201.93</b>	<b>44,949.17</b>	<b>60,290.00</b>	<b>15,340.83</b>	<b>144,696.00</b>
<b>TOTAL Expense</b>	<b>258,964.05</b>	<b>217,939.10</b>	<b>(41,024.95)</b>	<b>1,018,583.03</b>	<b>870,438.15</b>	<b>(148,144.88)</b>	<b>2,235,178.29</b>
<b>Net Operating Income/Loss</b>	<b>(38,114.85)</b>	<b>(31,412.10)</b>	<b>(6,702.75)</b>	<b>181,520.91</b>	<b>58,096.85</b>	<b>123,424.06</b>	<b>23,399.71</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	0.00	(9,750.00)	(9,750.00)	0.00	(23,400.00)
<b>TOTAL Transfer between Funds</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>0.00</b>	<b>(9,750.00)</b>	<b>(9,750.00)</b>	<b>0.00</b>	<b>(23,400.00)</b>
<b>TOTAL Transfers</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>0.00</b>	<b>(9,750.00)</b>	<b>(9,750.00)</b>	<b>0.00</b>	<b>(23,400.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>(40,064.85)</b>	<b>(33,362.10)</b>	<b>(6,702.75)</b>	<b>171,770.91</b>	<b>48,346.85</b>	<b>123,424.06</b>	<b>(0.29)</b>

# Heartland Community Association

## Income Statement

### 02-Townhome

Posted 5/1/2023 To 5/31/2023 11:59:00 PM

	Current Period 02-Townhome			Year to Date 02-Townhome			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	17,936.00	18,130.00	(194.00)	84,288.00	80,850.00	3,438.00	235,200.00
403 Builder Assessments	10,290.00	6,615.00	3,675.00	55,433.16	37,975.00	17,458.16	86,240.00
441 Late Fees	0.00	0.00	0.00	(10.00)	0.00	(10.00)	0.00
44101 Collection Fee Revenue	0.00	0.00	0.00	(205.00)	0.00	(205.00)	0.00
<b>TOTAL Revenue</b>	<b>28,226.00</b>	<b>24,745.00</b>	<b>3,481.00</b>	<b>139,506.16</b>	<b>118,825.00</b>	<b>20,681.16</b>	<b>321,440.00</b>
<b>TOTAL Income</b>	<b>28,226.00</b>	<b>24,745.00</b>	<b>3,481.00</b>	<b>139,506.16</b>	<b>118,825.00</b>	<b>20,681.16</b>	<b>321,440.00</b>
<b>Expense</b>							
<b>Expenses</b>							
514 Townhome Administrative Fee	0.00	200.00	200.00	0.00	1,000.00	1,000.00	2,400.00
57911 Townhome Miscellaneous Expense	0.00	1,192.00	1,192.00	1,629.00	5,960.00	4,331.00	14,303.00
61901 Townhome Landscape	1,136.20	3,023.00	1,886.80	5,614.82	14,015.00	8,400.18	37,976.00
65301 Townhome Building Repairs	0.00	500.00	500.00	0.00	2,500.00	2,500.00	6,000.00
665 Townhome Irrigation Repairs	0.00	350.00	350.00	0.00	1,750.00	1,750.00	4,200.00
75102 Townhome Electric	0.00	400.00	400.00	0.00	2,000.00	2,000.00	4,800.00
75801 Townhome Water	(716.84)	450.00	1,166.84	385.66	2,250.00	1,864.34	5,400.00
85301 Townhome Insurance	9,175.29	17,354.25	8,178.96	48,959.07	67,467.00	18,507.93	212,760.75
<b>TOTAL Expenses</b>	<b>9,594.65</b>	<b>23,469.25</b>	<b>13,874.60</b>	<b>56,588.55</b>	<b>96,942.00</b>	<b>40,353.45</b>	<b>287,839.75</b>
<b>TOTAL Expense</b>	<b>9,594.65</b>	<b>23,469.25</b>	<b>13,874.60</b>	<b>56,588.55</b>	<b>96,942.00</b>	<b>40,353.45</b>	<b>287,839.75</b>
<b>Net Operating Income/Loss</b>	<b>18,631.35</b>	<b>1,275.75</b>	<b>17,355.60</b>	<b>82,917.61</b>	<b>21,883.00</b>	<b>61,034.61</b>	<b>33,600.25</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	0.00	(14,000.00)	(14,000.00)	0.00	(33,600.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(14,000.00)</b>	<b>(14,000.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>TOTAL Transfers</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(14,000.00)</b>	<b>(14,000.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>15,831.35</b>	<b>(1,524.25)</b>	<b>17,355.60</b>	<b>68,917.61</b>	<b>7,883.00</b>	<b>61,034.61</b>	<b>0.25</b>



**Heartland Community Association**  
**Income Statement**  
**03-Reserve**

Posted 5/1/2023 To 5/31/2023 11:59:00 PM

	Current Period 03-Reserve			Year to Date 03-Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
432 Initial Reserve Contribution	1,150.00	0.00	1,150.00	6,325.00	0.00	6,325.00	0.00
451 Interest	2,993.85	0.00	2,993.85	12,072.10	0.00	12,072.10	0.00
<b>TOTAL Revenue</b>	<b>4,143.85</b>	<b>0.00</b>	<b>4,143.85</b>	<b>18,397.10</b>	<b>0.00</b>	<b>18,397.10</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>4,143.85</b>	<b>0.00</b>	<b>4,143.85</b>	<b>18,397.10</b>	<b>0.00</b>	<b>18,397.10</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>4,143.85</b>	<b>0.00</b>	<b>4,143.85</b>	<b>18,397.10</b>	<b>0.00</b>	<b>18,397.10</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	1,950.00	1,950.00	0.00	9,750.00	9,750.00	0.00	23,400.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>9,750.00</b>	<b>9,750.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>TOTAL Transfers</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>9,750.00</b>	<b>9,750.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>Net Income/Loss After Transfers</b>	<b>6,093.85</b>	<b>1,950.00</b>	<b>4,143.85</b>	<b>28,147.10</b>	<b>9,750.00</b>	<b>18,397.10</b>	<b>23,400.00</b>

**Heartland Community Association**  
**Income Statement**  
**04-Townhome Reserve**  
 Posted 5/1/2023 To 5/31/2023 11:59:00 PM

	Current Period 04-Townhome Reserve			Year to Date 04-Townhome Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
451 Interest	11.09	0.00	11.09	30.19	0.00	30.19	0.00
<b>TOTAL Revenue</b>	<b>11.09</b>	<b>0.00</b>	<b>11.09</b>	<b>30.19</b>	<b>0.00</b>	<b>30.19</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>11.09</b>	<b>0.00</b>	<b>11.09</b>	<b>30.19</b>	<b>0.00</b>	<b>30.19</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>11.09</b>	<b>0.00</b>	<b>11.09</b>	<b>30.19</b>	<b>0.00</b>	<b>30.19</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	2,800.00	2,800.00	0.00	14,000.00	14,000.00	0.00	33,600.00
<b>TOTAL Transfer between Funds</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>14,000.00</b>	<b>14,000.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>TOTAL Transfers</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>14,000.00</b>	<b>14,000.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>Net Income/Loss After Transfers</b>	<b>2,811.09</b>	<b>2,800.00</b>	<b>11.09</b>	<b>14,030.19</b>	<b>14,000.00</b>	<b>30.19</b>	<b>33,600.00</b>

# YTD Income Statement

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## Heartland Community Association 01-Operating

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	146,698.00	151,495.00	151,815.87	155,308.00	155,103.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	760,419.87
403 Builder Assessments	23,710.40	21,118.69	21,657.40	19,763.58	20,960.60	0.00	0.00	0.00	0.00	0.00	0.00	0.00	107,210.67
416 Rental Income	3,200.00	2,450.00	4,100.00	4,126.00	1,574.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	15,450.00
423 Bad Debt Expense	(141.80)	0.00	0.00	79,408.43	3,033.67	0.00	0.00	0.00	0.00	0.00	0.00	0.00	82,300.30
42301 Bad Debt Recovery	0.00	0.00	0.00	2,715.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,715.40
432 Initial Reserve Contribution	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
434 Working Capital	9,900.00	1,200.00	4,000.00	5,900.00	4,600.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	25,600.00
441 Late Fees	1,668.10	(1,159.00)	6,631.50	5,385.00	3,365.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	15,890.60
44101 Collection Fee Revenue	9,847.00	(239.59)	22,212.29	26,607.26	11,353.29	0.00	0.00	0.00	0.00	0.00	0.00	0.00	69,780.25
44106 Delinquency Interest	0.00	0.00	25.00	50.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	75.00
44503 Sponsorship	0.00	2,136.00	468.00	2,018.00	(263.14)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,358.86
451 Interest	371.51	388.31	770.79	698.41	517.97	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,746.99
454 Sanctions/Fines	1,800.54	2,365.00	382.00	3,617.74	10,424.25	0.00	0.00	0.00	0.00	0.00	0.00	0.00	18,589.53
459 Miscellaneous Income	246.00	75.00	125.00	425.00	830.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,701.00
45901 Permit Fee Income	275.00	125.00	250.00	1,167.55	300.55	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,118.10
45914 Legal Fee Revenue	16,897.39	3,788.51	8,534.62	51,788.84	9,050.01	0.00	0.00	0.00	0.00	0.00	0.00	0.00	90,060.37
472 Recreation Event Income	1,087.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,087.00
<b>TOTAL Revenue</b>	<b>215,559.14</b>	<b>183,743.92</b>	<b>220,972.47</b>	<b>358,979.21</b>	<b>220,849.20</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>1,200,103.94</b>
Transfer between Funds													
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(9,750.00)
<b>TOTAL Transfer between Funds</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>(1,950.00)</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>(9,750.00)</b>
<b>TOTAL INCOME</b>	<b>213,609.14</b>	<b>181,793.92</b>	<b>219,022.47</b>	<b>357,029.21</b>	<b>218,899.20</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>1,190,353.94</b>
<b>EXPENSES</b>													
Administrative													
505 Onsite Services	69,460.14	69,717.83	74,624.64	61,826.67	82,782.15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	358,411.43
536 Office Equipment	717.24	717.24	717.24	3,549.54	717.24	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,418.50
547 Uniforms	514.91	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	514.91
551 Advertising	0.00	681.25	0.00	0.00	72.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	753.25

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Heartland Community Association

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	January	February	March	April	May	June	July	August	September	October	November	December	Total
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
561 Legal Fees - Collections	12,874.29	7,903.09	7,743.02	48,137.16	12,323.33	0.00	0.00	0.00	0.00	0.00	0.00	0.00	88,980.89
56101 Lien/Collection Costs	9,847.00	1,653.00	24,750.00	22,675.46	20,014.96	0.00	0.00	0.00	0.00	0.00	0.00	0.00	78,940.42
562 Legal Fees - Attorney	0.00	0.00	83.15	131.33	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	214.48
563 Licenses/Fees/Permits	676.47	563.34	322.58	502.55	909.83	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,964.77
564 Dues/Subscriptions	227.29	236.41	236.45	2,589.77	266.23	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,556.15
565 Community Management Fees	8,350.00	8,394.00	8,432.00	8,464.00	8,602.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	42,242.00
567 Meeting Expense	0.00	481.05	0.00	306.75	253.09	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,040.89
569 Office Supplies	2,889.54	3,520.71	2,175.89	1,472.32	1,291.13	0.00	0.00	0.00	0.00	0.00	0.00	0.00	11,349.59
572 Postage	4,086.86	2,682.64	3,831.35	584.14	4,406.41	0.00	0.00	0.00	0.00	0.00	0.00	0.00	15,591.40
575 Social Events	1,332.28	10,955.91	2,478.71	7,258.86	21,875.15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	43,900.91
57901 Mileage/Auto	1,380.02	855.00	415.65	1,111.87	1,449.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,211.54
590 Web Hosting	589.68	589.68	589.68	589.68	589.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,948.40
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
612 IT Support	0.00	(345.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(345.00)
<b>TOTAL Administrative</b>	<b>112,945.72</b>	<b>108,596.15</b>	<b>126,400.36</b>	<b>159,200.10</b>	<b>155,552.20</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>662,694.53</b>
<b>Contract Services</b>													
605 Janitor Contract	1,716.00	792.00	7,417.50	3,750.00	3,750.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	17,425.50
615 Refuse Removal	200.00	200.00	100.00	200.00	100.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	800.00
619 Landscape Contract	5,469.30	5,469.30	5,633.38	5,633.38	5,633.38	0.00	0.00	0.00	0.00	0.00	0.00	0.00	27,838.74
61908 Landscape - Additional	0.00	0.00	8,725.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,725.35
629 Pool Service	6,095.00	6,000.00	6,000.00	0.00	8,100.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	26,195.00
62903 Pool Monitor	8,000.00	0.00	0.00	50,250.00	50,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	108,250.00
637 Patrol Security Service	0.00	0.00	0.00	0.00	6,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,000.00
63707 Security/Alarm Monitoring	512.59	105.00	105.00	105.00	105.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	932.59
<b>TOTAL Contract Services</b>	<b>21,992.89</b>	<b>12,566.30</b>	<b>27,981.23</b>	<b>59,938.38</b>	<b>73,668.38</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>196,167.18</b>
<b>Insurance</b>													
851 Insurance - D&O	1,381.58	1,381.58	0.00	2,645.75	1,322.86	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,731.77
855 Insurance - Excess Liability	6,452.13	11,807.70	6,452.13	8,839.02	8,805.22	0.00	0.00	0.00	0.00	0.00	0.00	0.00	42,356.20

# YTD Income Statement

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## Heartland Community Association

### 01-Operating

	January	February	March	April	May	June	July	August	September	October	November	December	Total
856 Fire & EC Insurance	5,355.57	0.00	5,355.57	5,433.93	5,433.91	0.00	0.00	0.00	0.00	0.00	0.00	0.00	21,578.98
857 Insurance - Workers Compensation	29.17	29.17	29.17	84.17	84.17	0.00	0.00	0.00	0.00	0.00	0.00	0.00	255.85
<b>TOTAL Insurance</b>	<b>13,218.45</b>	<b>13,218.45</b>	<b>11,836.37</b>	<b>17,002.87</b>	<b>15,646.16</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>70,922.80</b>
<b>Other Expenses</b>													
899 Enhancements	0.00	0.00	8,421.52	3,242.20	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	11,663.72
<b>TOTAL Other Expenses</b>	<b>0.00</b>	<b>0.00</b>	<b>8,421.52</b>	<b>3,242.20</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>11,663.72</b>
<b>Parts &amp; Supplies</b>													
628 Fire & Safety Supplies	190.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	190.00
701 HVAC Supplies	0.00	0.00	44.12	0.00	257.31	0.00	0.00	0.00	0.00	0.00	0.00	0.00	301.43
707 Janitorial Supplies	590.03	975.15	1,067.56	846.46	837.85	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,317.07
709 Electrical Supplies	191.52	1,187.49	861.06	229.95	253.77	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,723.79
719 Pool Supplies/Chemicals	49.98	104.96	1,491.71	6,001.62	1,139.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,787.27
720 Tools & Equipment	251.24	145.81	10.83	0.00	232.77	0.00	0.00	0.00	0.00	0.00	0.00	0.00	640.65
<b>TOTAL Parts &amp; Supplies</b>	<b>1,272.77</b>	<b>2,413.41</b>	<b>3,475.30</b>	<b>7,078.03</b>	<b>2,720.70</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>16,960.21</b>
<b>Repairs &amp; Maintenance</b>													
61957 Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
656 General Maintenance	2,879.55	1,989.52	835.66	5,469.26	1,650.43	0.00	0.00	0.00	0.00	0.00	0.00	0.00	12,834.44
675 Fitness Center Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
68303 Furniture	0.00	0.00	0.00	0.00	30.80	0.00	0.00	0.00	0.00	0.00	0.00	0.00	30.80
689 Site Signage	0.00	0.00	0.00	486.32	677.84	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,164.16
697 Vehicle Maintenance	156.93	95.92	80.65	93.46	141.47	0.00	0.00	0.00	0.00	0.00	0.00	0.00	568.43
72001 Pool Repairs	72.89	0.00	0.00	540.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	612.89
<b>TOTAL Repairs &amp; Maintenance</b>	<b>3,109.37</b>	<b>2,095.44</b>	<b>916.33</b>	<b>6,589.04</b>	<b>2,500.54</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>15,210.72</b>
<b>Taxes</b>													
805 Real Estate Tax	14.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.70
<b>TOTAL Taxes</b>	<b>14.70</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>14.70</b>
<b>Utilities</b>													
573 Telephone	2,331.71	2,110.17	1,620.40	2,292.47	2,279.26	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10,634.01
751 Electricity	5,630.03	3,940.28	4,293.00	4,384.40	8,970.65	0.00	0.00	0.00	0.00	0.00	0.00	0.00	27,218.36
75301 Gas Amenity Center	218.04	1,024.00	749.93	133.00	(706.42)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,418.55

**YTD Income Statement**

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**Heartland Community Association  
01-Operating**

	January	February	March	April	May	June	July	August	September	October	November	December	Total
755 Water/Sewer	886.47	5,498.74	158.75	821.71	(1,687.42)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,678.25
TOTAL Utilities	9,066.25	12,573.19	6,822.08	7,631.58	8,856.07	0.00	0.00	0.00	0.00	0.00	0.00	0.00	44,949.17
TOTAL EXPENSES	161,620.15	151,462.94	185,853.69	260,682.20	258,964.05	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,018,583.03
Excess Revenue / Expense	51,988.99	30,330.98	33,168.78	96,347.01	(40,064.85)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	171,770.91

# YTD Income Statement

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Thursday, June 15, 2023

7:49

## Heartland Community Association 02-Townhome

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	16,588.00	16,588.00	16,588.00	16,588.00	17,936.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	84,288.00
403 Builder Assessments	8,085.00	12,953.36	9,800.00	14,304.80	10,290.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	55,433.16
441 Late Fees	0.00	0.00	0.00	(10.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(10.00)
44101 Collection Fee Revenue	(130.00)	0.00	(75.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(205.00)
<b>TOTAL Revenue</b>	<b>24,543.00</b>	<b>29,541.36</b>	<b>26,313.00</b>	<b>30,882.80</b>	<b>28,226.00</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>139,506.16</b>
Transfer between Funds													
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(14,000.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</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>(14,000.00)</b>
<b>TOTAL INCOME</b>	<b>21,743.00</b>	<b>26,741.36</b>	<b>23,513.00</b>	<b>28,082.80</b>	<b>25,426.00</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>125,506.16</b>
<b>EXPENSES</b>													
Expenses													
514 Townhome Administrative Fee	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
57911 Townhome Miscellaneous Expense	0.00	0.00	0.00	1,629.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,629.00
61901 Townhome Landscape	1,103.11	1,103.11	1,136.20	1,136.20	1,136.20	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,614.82
65301 Townhome Building Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
665 Townhome Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75102 Townhome Electric	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75801 Townhome Water	808.85	36.30	124.00	133.35	(716.84)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	385.66
85301 Townhome Insurance	10,202.83	10,202.83	10,202.83	9,175.29	9,175.29	0.00	0.00	0.00	0.00	0.00	0.00	0.00	48,959.07
<b>TOTAL Expenses</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</b>	<b>12,073.84</b>	<b>9,594.65</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>56,588.55</b>
<b>TOTAL EXPENSES</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</b>	<b>12,073.84</b>	<b>9,594.65</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>56,588.55</b>
Excess Revenue / Expense	9,628.21	15,399.12	12,049.97	16,008.96	15,831.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00	68,917.61

# YTD Income Statement

Posted 5/1/2023 To 5/31/2023 11:59:00 PM

Thursday, June 15, 2023

7:49

## Heartland Community Association 03-Reserve

	January	February	March	April	May	June	July	August	September	October	November	December	Total
<b>INCOME</b>													
Revenue													
432 Initial Reserve Contribution	2,475.00	300.00	975.00	1,425.00	1,150.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,325.00
451 Interest	1,142.01	2,684.77	1,260.58	3,980.89	2,993.85	0.00	0.00	0.00	0.00	0.00	0.00	0.00	12,072.10
<b>TOTAL Revenue</b>	<b>3,617.01</b>	<b>2,984.77</b>	<b>2,235.58</b>	<b>5,415.89</b>	<b>4,143.85</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>18,397.10</b>
Transfer between Funds													
498 Reserve Fund Transfer	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,750.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</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>9,750.00</b>
<b>TOTAL INCOME</b>	<b>5,567.01</b>	<b>4,934.77</b>	<b>4,185.58</b>	<b>7,365.89</b>	<b>6,093.85</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>28,147.10</b>
Excess Revenue / Expense	5,567.01	4,934.77	4,185.58	7,365.89	6,093.85	0.00	0.00	0.00	0.00	0.00	0.00	0.00	28,147.10



# Heartland Community Association

Professionally Managed by:

**CCMC**

June 2023



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# Consolidate Balance Sheet - all departments

Friday, July 14, 2023

14:14

Posted 06/30/2023

## Heartland Community Association Consolidated

	06/2023	05/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	56,814.93	189,335.42	(132,520.49)
10101	Cash - Townhome OP CKG PWB	177,964.05	158,043.75	19,920.30
10302	Cash - OP SVG MM Oakwood	94,327.02	93,998.67	328.35
10305	Cash - INTAKE PWB	9,262.20	8,375.92	886.28
10306	Cash - OP MM Modern Bank	150,000.00	150,000.00	0.00
10404	Operating - ICS Modern Bank	52,157.58	51,613.55	544.03
105	Cash - Debit Card PWB	4,114.25	2,305.04	1,809.21
102	Cash - RSV MM TX Cap	247,341.75	246,885.36	456.39
10201	Cash - RSV MM Modern Bank	100,000.00	100,000.00	0.00
10202	Cash - RSV MM PWB	37,780.82	34,756.68	3,024.14
104	Reserve 3M CD Veritex	84,333.25	84,333.25	0.00
10401	Reserve - 6M CD Veritex	84,091.49	84,091.49	0.00
10402	Reserve - 9M CD Veritex	84,194.89	84,194.89	0.00
10403	Reserve - 6M CD Bank 34	106,976.33	105,925.78	1,050.55
10405	Reserve - ICS MM Modern Bank	151,040.66	150,164.86	875.80
107	Cash - RSV Townhome MM PWB	19,248.33	16,435.75	2,812.58
	<u>Total Cash</u>	<u>1,459,647.55</u>	<u>1,560,460.41</u>	<u>(100,812.86)</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	563,722.92	633,135.49	(69,412.57)
112	AR Other	0.00	904.89	(904.89)
114	Due from other Departments	1,435.00	2,872.03	(1,437.03)
119	Allowance for Doubtful Accounts	(331,113.57)	(290,966.18)	(40,147.39)
	<u>Total Accounts Receivable</u>	<u>234,044.35</u>	<u>345,946.23</u>	<u>(111,901.88)</u>
<u>Other Assets</u>				
133	Prepaid Insurance	233,370.39	248,035.48	(14,665.09)
134	Prepaid Expense	4,860.25	54,869.30	(50,009.05)
18501	Accrued Interest Receivable	1,362.96	1,330.84	32.12
	<u>Total Other Assets</u>	<u>239,593.60</u>	<u>304,235.62</u>	<u>(64,642.02)</u>
	<u>Total Assets</u>	<u>1,933,285.50</u>	<u>2,210,642.26</u>	<u>(277,356.76)</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	18,139.04	99,819.46	(81,680.42)
211	Accounts Payable	21,684.89	19,472.69	2,212.20
212	Accounts Payable - Other	0.00	7,807.32	(7,807.32)
213	Unearned Assessments	172,651.00	344,482.00	(171,831.00)
214	Prepaid Assessments	197,591.10	149,815.77	47,775.33

# Consolidate Balance Sheet - all departments

Friday, July 14, 2023

14:14

Posted 06/30/2023

## Heartland Community Association Consolidated

	06/2023	05/2023	Net Change	
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
21401	Due to Management Company	714.00	1,882.00	(1,168.00)
22101	Insurance Claims Pending	25,966.66	19,242.42	6,724.24
224	Due to other Departments	1,435.00	2,872.03	(1,437.03)
	<u>Total Current Liabilities</u>	<u>438,181.69</u>	<u>645,393.69</u>	<u>(207,212.00)</u>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	8,000.00	6,000.00	2,000.00
	<u>Total Other Liabilities</u>	<u>8,000.00</u>	<u>6,000.00</u>	<u>2,000.00</u>
<u>Equity</u>				
309	Equity	1,276,382.76	1,276,382.76	0.00
	Net Income (Loss)	210,721.05	282,865.81	(72,144.76)
	<u>Total Equity</u>	<u>1,487,103.81</u>	<u>1,559,248.57</u>	<u>(72,144.76)</u>
	<u>Total Liabilities &amp; Equity</u>	<u>1,933,285.50</u>	<u>2,210,642.26</u>	<u>(277,356.76)</u>

# Individual Balance Sheets for each department

Friday, July 14, 2023

14:14

Posted 06/30/2023

## Heartland Community Association 01-Operating

	06/2023	05/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	281,535.15	389,335.42	(107,800.27)
10302	Cash - OP SVG MM Oakwood	94,327.02	93,998.67	328.35
10305	Cash - INTAKE PWB	9,262.20	8,375.92	886.28
105	Cash - Debit Card PWB	4,114.25	2,305.04	1,809.21
	<u>Total Cash</u>	<u>389,238.62</u>	<u>494,015.05</u>	<u>(104,776.43)</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	544,948.67	606,465.49	(61,516.82)
112	AR Other	0.00	904.89	(904.89)
114	Due from other Departments	1,435.00	1,722.00	(287.00)
119	Allowance for Doubtful Accounts	(331,113.57)	(290,966.18)	(40,147.39)
	<u>Total Accounts Receivable</u>	<u>215,270.10</u>	<u>318,126.20</u>	<u>(102,856.10)</u>
<u>Other Assets</u>				
133	Prepaid Insurance	140,636.82	156,282.58	(15,645.76)
134	Prepaid Expense	4,860.25	54,869.30	(50,009.05)
	<u>Total Other Assets</u>	<u>145,497.07</u>	<u>211,151.88</u>	<u>(65,654.81)</u>
	<u>Total Assets</u>	<u>750,005.79</u>	<u>1,023,293.13</u>	<u>(273,287.34)</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	16,807.59	99,723.00	(82,915.41)
211	Accounts Payable	21,684.89	19,472.69	2,212.20
212	Accounts Payable - Other	0.00	7,807.32	(7,807.32)
213	Unearned Assessments	172,651.00	344,482.00	(171,831.00)
214	Prepaid Assessments	197,591.10	149,815.77	47,775.33
21401	Due to Management Company	714.00	1,882.00	(1,168.00)
22101	Insurance Claims Pending	25,966.66	19,242.42	6,724.24
224	Due to other Departments	0.00	1,150.03	(1,150.03)
	<u>Total Current Liabilities</u>	<u>435,415.24</u>	<u>643,575.23</u>	<u>(208,159.99)</u>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	8,000.00	6,000.00	2,000.00
	<u>Total Other Liabilities</u>	<u>8,000.00</u>	<u>6,000.00</u>	<u>2,000.00</u>
<u>Equity</u>				
309	Equity	201,946.99	201,946.99	0.00
	Net Income (Loss)	104,643.56	171,770.91	(67,127.35)
	<u>Total Equity</u>	<u>306,590.55</u>	<u>373,717.90</u>	<u>(67,127.35)</u>
	<u>Total Liabilities &amp; Equity</u>	<u>750,005.79</u>	<u>1,023,293.13</u>	<u>(273,287.34)</u>

Individual Balance Sheets for each department

Friday, July 14, 2023

14:14

Posted 06/30/2023

Heartland Community Association  
02-Townhome

	06/2023	05/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
10101	Cash - Townhome OP CKG PWB	177,964.05	158,043.75	19,920.30
	<b>Total Cash</b>	<b>177,964.05</b>	<b>158,043.75</b>	<b>19,920.30</b>
<u>Accounts Receivable</u>				
111	Accounts Receivable	18,774.25	26,670.00	(7,895.75)
114	Due from other Departments	0.00	1,150.03	(1,150.03)
	<b>Total Accounts Receivable</b>	<b>18,774.25</b>	<b>27,820.03</b>	<b>(9,045.78)</b>
<u>Other Assets</u>				
133	Prepaid Insurance	92,733.57	91,752.90	980.67
	<b>Total Other Assets</b>	<b>92,733.57</b>	<b>91,752.90</b>	<b>980.67</b>
	<b>Total Assets</b>	<b>289,471.87</b>	<b>277,616.68</b>	<b>11,855.19</b>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	1,331.45	96.46	1,234.99
224	Due to other Departments	1,435.00	1,722.00	(287.00)
	<b>Total Current Liabilities</b>	<b>2,766.45</b>	<b>1,818.46</b>	<b>947.99</b>
<u>Equity</u>				
309	Equity	206,880.61	206,880.61	0.00
	Net Income (Loss)	79,824.81	68,917.61	10,907.20
	<b>Total Equity</b>	<b>286,705.42</b>	<b>275,798.22</b>	<b>10,907.20</b>
	<b>Total Liabilities &amp; Equity</b>	<b>289,471.87</b>	<b>277,616.68</b>	<b>11,855.19</b>

# Individual Balance Sheets for each department

Friday, July 14, 2023

14:14

Posted 06/30/2023

## Heartland Community Association

### 03-Reserve

	06/2023	05/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	(224,720.22)	(200,000.00)	(24,720.22)
10306	Cash - OP MM Modern Bank	150,000.00	150,000.00	0.00
10404	Operating - ICS Modern Bank	52,157.58	51,613.55	544.03
102	Cash - RSV MM TX Cap	247,341.75	246,885.36	456.39
10201	Cash - RSV MM Modern Bank	100,000.00	100,000.00	0.00
10202	Cash - RSV MM PWB	37,780.82	34,756.68	3,024.14
104	Reserve 3M CD Veritex	84,333.25	84,333.25	0.00
10401	Reserve - 6M CD Veritex	84,091.49	84,091.49	0.00
10402	Reserve - 9M CD Veritex	84,194.89	84,194.89	0.00
10403	Reserve - 6M CD Bank 34	106,976.33	105,925.78	1,050.55
10405	Reserve - ICS MM Modern Bank	151,040.66	150,164.86	875.80
	<b>Total Cash</b>	<b>873,196.55</b>	<b>891,965.86</b>	<b>(18,769.31)</b>
<u>Other Assets</u>				
18501	Accrued Interest Receivable	1,362.96	1,330.84	32.12
	<b>Total Other Assets</b>	<b>1,362.96</b>	<b>1,330.84</b>	<b>32.12</b>
	<b>Total Assets</b>	<b>874,559.51</b>	<b>893,296.70</b>	<b>(18,737.19)</b>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	865,149.60	865,149.60	0.00
	Net Income (Loss)	9,409.91	28,147.10	(18,737.19)
	<b>Total Equity</b>	<b>874,559.51</b>	<b>893,296.70</b>	<b>(18,737.19)</b>
	<b>Total Liabilities &amp; Equity</b>	<b>874,559.51</b>	<b>893,296.70</b>	<b>(18,737.19)</b>

Individual Balance Sheets for each department

Friday, July 14, 2023

14:14

Posted 06/30/2023

Heartland Community Association

04-Townhome Reserve

	06/2023	05/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
107	Cash - RSV Townhome MM PWB	19,248.33	16,435.75	2,812.58
	<u>Total Cash</u>	<u>19,248.33</u>	<u>16,435.75</u>	<u>2,812.58</u>
	<u>Total Assets</u>	<u>19,248.33</u>	<u>16,435.75</u>	<u>2,812.58</u>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	2,405.56	2,405.56	0.00
	Net Income (Loss)	16,842.77	14,030.19	2,812.58
	<u>Total Equity</u>	<u>19,248.33</u>	<u>16,435.75</u>	<u>2,812.58</u>
	<u>Total Liabilities &amp; Equity</u>	<u>19,248.33</u>	<u>16,435.75</u>	<u>2,812.58</u>

# Balance Sheet by Fund (column format)

Posted 06/30/2023

## Heartland Community Association

Friday, July 14, 2023 14:14

	01-Operating	02-Townhome	03-Reserve	04-Townhome	Total
				Reserve	
<b>Assets</b>					
<u>Cash</u>					
Cash - OP PWB	281,535.15				56,814.93
Cash - Townhome OP CKG P1		177,964.05	(224,720.22)		177,964.05
Cash - OP SVG MM Oakwood	94,327.02				94,327.02
Cash - INTAKE PWB	9,262.20				9,262.20
Cash - OP MM Modern Bank			150,000.00		150,000.00
Operating - ICS Modern Bank			52,157.58		52,157.58
Cash - Debit Card PWB	4,114.25				4,114.25
Cash - RSV MM TX Cap			247,341.75		247,341.75
Cash - RSV MM Modern Bank			100,000.00		100,000.00
Cash - RSV MM PWB			37,780.82		37,780.82
Reserve 3M CD Veritex			84,333.25		84,333.25
Reserve - 6M CD Veritex			84,091.49		84,091.49
Reserve - 9M CD Veritex			84,194.89		84,194.89
Reserve - 6M CD Bank 34			106,976.33		106,976.33
Reserve - ICS MM Modern Bar			151,040.66		151,040.66
Cash - RSV Townhome MM P1			19,248.33		19,248.33
<b>Total Cash</b>	<b>389,238.62</b>	<b>177,964.05</b>	<b>873,196.55</b>	<b>19,248.33</b>	<b>1,459,647.55</b>
<u>Accounts Receivable</u>					
Accounts Receivable	544,948.67	18,774.25			563,722.92
Due from other Departments	1,435.00				1,435.00
Allowance for Doubtful Accou	(331,113.57)				(331,113.57)
<b>Total Accounts Receivable</b>	<b>215,270.10</b>	<b>18,774.25</b>			<b>234,044.35</b>
<u>Other Assets</u>					
Prepaid Insurance	140,636.82	92,733.57			233,370.39
Prepaid Expense	4,860.25				4,860.25
Accrued Interest Receivable			1,362.96		1,362.96
<b>Total Other Assets</b>	<b>145,497.07</b>	<b>92,733.57</b>	<b>1,362.96</b>		<b>239,593.60</b>
<b>Total Assets</b>	<b>750,005.79</b>	<b>289,471.87</b>	<b>874,559.51</b>	<b>19,248.33</b>	<b>1,933,285.50</b>



# Balance Sheet by Fund (column format)

Posted 06/30/2023

Friday, July 14, 2023

14:14

## Heartland Community Association

	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<b>Liabilities &amp; Equity</b>				
<b>Current Liabilities</b>				
Accrued Expense	16,807.59	1,331.45		18,139.04
Accounts Payable	21,684.89			21,684.89
Unearned Assessments	172,651.00			172,651.00
Prepaid Assessments	197,591.10			197,591.10
Due to Management Company	714.00			714.00
Insurance Claims Pending	25,966.66			25,966.66
Due to other Departments		1,435.00		1,435.00
<b>Total Current Liabilities</b>	<b>435,415.24</b>	<b>2,766.45</b>		<b>438,181.69</b>
<b>Other Liabilities</b>				
Facility Rental Deposit	8,000.00			8,000.00
<b>Total Other Liabilities</b>	<b>8,000.00</b>			<b>8,000.00</b>
<b>Equity</b>				
Equity	201,946.99	206,880.61	865,149.60	1,276,382.76
Net Income (Loss)	104,643.56	79,824.81	9,408.91	16,842.77
<b>Total Equity</b>	<b>306,590.55</b>	<b>286,705.42</b>	<b>874,559.51</b>	<b>1,487,103.81</b>
<b>Total Liabilities &amp; Equity</b>	<b>750,005.79</b>	<b>289,471.87</b>	<b>874,559.51</b>	<b>1,933,265.50</b>

# Heartland Community Association

## Income Statement

### 01-Operating

Posted 6/1/2023 To 6/30/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	155,798.00	154,775.00	1,023.00	916,217.87	917,580.00	(1,362.13)	1,861,728.00
403 Builder Assessments	18,739.56	25,297.00	(6,557.44)	125,950.23	149,527.00	(23,576.77)	297,250.00
416 Rental Income	3,000.00	1,500.00	1,500.00	18,450.00	9,000.00	9,450.00	18,000.00
423 Bad Debt Expense	(40,147.39)	(5,000.00)	(35,147.39)	42,152.91	(30,000.00)	72,152.91	(60,000.00)
42301 Bad Debt Recovery	0.00	0.00	0.00	2,715.40	0.00	2,715.40	0.00
432 Initial Reserve Contribution	0.00	450.00	(450.00)	0.00	2,700.00	(2,700.00)	5,400.00
434 Working Capital	4,300.00	1,800.00	2,500.00	29,900.00	10,800.00	19,100.00	21,600.00
441 Late Fees	1,080.00	1,000.00	80.00	16,970.60	6,000.00	10,970.60	12,000.00
44101 Collection Fee Revenue	7,835.17	5,000.00	2,835.17	77,615.42	30,000.00	47,615.42	60,000.00
44106 Delinquency Interest	0.00	0.00	0.00	75.00	0.00	75.00	0.00
44503 Sponsorship	0.00	400.00	(400.00)	4,358.86	2,400.00	1,958.86	4,800.00
451 Interest	328.35	300.00	28.35	3,075.34	1,800.00	1,275.34	3,600.00
454 Sanctions/Fines	(5,829.25)	0.00	(5,829.25)	12,760.28	0.00	12,760.28	0.00
459 Miscellaneous Income	1,425.00	300.00	1,125.00	3,126.00	1,800.00	1,326.00	3,600.00
45901 Permit Fee Income	1,291.65	550.00	741.65	3,409.75	3,300.00	109.75	6,600.00
45914 Legal Fee Revenue	7,219.62	2,000.00	5,219.62	97,279.99	12,000.00	85,279.99	24,000.00
472 Recreation Event Income	0.00	0.00	0.00	1,087.00	0.00	1,087.00	0.00
<b>TOTAL Revenue</b>	<b>155,040.71</b>	<b>188,372.00</b>	<b>(33,331.29)</b>	<b>1,355,144.65</b>	<b>1,116,907.00</b>	<b>238,237.65</b>	<b>2,258,578.00</b>
<b>TOTAL Income</b>	<b>155,040.71</b>	<b>188,372.00</b>	<b>(33,331.29)</b>	<b>1,355,144.65</b>	<b>1,116,907.00</b>	<b>238,237.65</b>	<b>2,258,578.00</b>
<b>Expense</b>							
<b>Administrative</b>							
505 Onsite Services	71,035.60	74,551.40	3,515.80	429,447.03	440,531.00	11,083.97	904,062.00
536 Office Equipment	717.24	700.00	(17.24)	7,135.74	4,200.00	(2,935.74)	8,400.00
547 Uniforms	0.00	300.00	300.00	514.91	1,800.00	1,285.09	3,600.00
551 Advertising	0.00	445.00	445.00	753.25	2,670.00	1,916.75	5,340.00
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	3,900.00
561 Legal Fees - Collections	5,938.29	3,500.00	(2,438.29)	94,919.18	21,000.00	(73,919.18)	42,000.00
56101 Lien/Collection Costs	4,616.33	0.00	(4,616.33)	83,556.75	0.00	(83,556.75)	0.00
562 Legal Fees - Attorney	617.70	800.00	182.30	832.18	4,800.00	3,967.82	9,600.00
563 Licenses/Fees/Permits	1,780.63	1,126.67	(653.96)	4,745.40	6,760.02	2,014.62	13,520.00
564 Dues/Subscriptions	322.45	150.00	(172.45)	3,878.60	900.00	(2,978.60)	1,800.00
565 Community Management Fees	8,602.00	8,784.00	182.00	50,844.00	52,054.00	1,210.00	105,316.00
567 Meeting Expense	129.68	50.00	(79.68)	1,170.57	300.00	(870.57)	1,050.00
569 Office Supplies	2,775.86	700.00	(2,075.86)	14,125.45	6,000.00	(8,125.45)	11,700.00
572 Postage	4,110.09	3,000.00	(1,110.09)	19,701.49	18,000.00	(1,701.49)	36,000.00
575 Social Events	238.90	4,125.00	3,886.10	44,139.81	35,750.00	(8,389.81)	118,100.00
57901 Mileage/Auto	829.17	1,000.00	170.83	6,040.71	6,000.00	(40.71)	12,000.00
590 Web Hosting	589.68	580.00	(9.68)	3,538.08	3,480.00	(58.08)	6,960.00
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	16,000.00
612 IT Support	0.00	0.00	0.00	(345.00)	0.00	345.00	0.00

# Heartland Community Association

## Income Statement

### 01-Operating

Posted 6/1/2023 To 6/30/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>TOTAL Administrative</b>	102,303.62	99,812.07	(2,491.55)	764,998.15	604,245.02	(160,753.13)	1,299,348.00
<b>Contract Services</b>							
605 Janitor Contract	3,200.00	3,231.00	31.00	20,625.50	22,785.00	2,159.50	43,370.00
615 Refuse Removal	200.00	200.00	0.00	1,000.00	1,200.00	200.00	2,400.00
619 Landscape Contract	5,633.38	6,383.38	750.00	33,472.12	38,300.28	4,828.16	76,600.56
61908 Landscape - Additional	0.00	1,500.00	1,500.00	8,725.35	9,000.00	274.65	18,000.00
629 Pool Service	16,200.00	8,200.00	(8,000.00)	42,395.00	49,200.00	6,805.00	98,400.00
62903 Pool Monitor	50,500.00	50,250.00	(250.00)	158,750.00	108,500.00	(50,250.00)	209,000.00
637 Patrol Security Service	(407.34)	6,000.00	6,407.34	5,592.66	12,000.00	6,407.34	30,000.00
63707 Security/Alarm Monitoring	105.00	130.00	25.00	1,037.59	780.00	(257.59)	1,560.00
<b>TOTAL Contract Services</b>	75,431.04	75,894.38	463.34	271,598.22	241,765.28	(29,832.94)	479,330.56
<b>Expenses</b>							
59999 Outstanding Checks	(546.00)	0.00	546.00	(546.00)	0.00	546.00	0.00
<b>TOTAL Expenses</b>	(546.00)	0.00	546.00	(546.00)	0.00	546.00	0.00
<b>Insurance</b>							
851 Insurance - D&O	1,322.86	1,318.75	(4.11)	8,054.63	7,121.25	(933.38)	15,033.75
855 Insurance - Excess Liability	8,804.82	8,123.21	(681.61)	51,161.02	44,120.76	(7,040.26)	92,859.98
856 Fire & EC Insurance	5,438.71	7,281.25	1,842.54	27,017.69	39,318.75	12,301.06	83,006.25
857 Insurance - Workers Compensation	84.17	37.00	(47.17)	340.02	222.00	(118.02)	471.75
<b>TOTAL Insurance</b>	15,650.56	16,760.21	1,109.65	86,573.36	90,782.76	4,209.40	191,371.73
<b>Other Expenses</b>							
899 Enhancements	5,220.50	288.75	(4,931.75)	16,884.22	24,675.50	7,791.28	26,408.00
<b>TOTAL Other Expenses</b>	5,220.50	288.75	(4,931.75)	16,884.22	24,675.50	7,791.28	26,408.00
<b>Parts &amp; Supplies</b>							
628 Fire & Safety Supplies	0.00	25.00	25.00	190.00	150.00	(40.00)	300.00
701 HVAC Supplies	0.00	125.00	125.00	301.43	750.00	448.57	1,500.00
707 Janitorial Supplies	1,468.80	900.00	(568.80)	5,785.87	5,400.00	(385.87)	10,800.00
709 Electrical Supplies	109.91	25.00	(84.91)	2,833.70	150.00	(2,683.70)	300.00
719 Pool Supplies/Chemicals	3,464.34	3,000.00	(464.34)	12,251.61	18,000.00	5,748.39	36,000.00
720 Tools & Equipment	51.06	30.00	(21.06)	691.71	180.00	(511.71)	360.00
<b>TOTAL Parts &amp; Supplies</b>	5,094.11	4,105.00	(989.11)	22,054.32	24,630.00	2,575.68	49,260.00
<b>Repairs &amp; Maintenance</b>							
61957 Irrigation Repairs	0.00	1,100.00	1,100.00	0.00	3,400.00	3,400.00	7,600.00
656 General Maintenance	2,673.00	400.00	(2,273.00)	15,507.44	12,400.00	(3,107.44)	14,800.00
675 Fitness Center Expense	0.00	360.00	360.00	0.00	2,160.00	2,160.00	4,320.00
68303 Furniture	0.00	300.00	300.00	30.80	1,800.00	1,769.20	3,600.00
689 Site Signage	17.08	62.00	44.92	1,181.24	372.00	(809.24)	744.00
697 Vehicle Maintenance	98.13	200.00	101.87	666.56	1,200.00	533.44	2,400.00
72001 Pool Repairs	770.00	400.00	(370.00)	1,382.89	2,400.00	1,017.11	4,800.00
<b>TOTAL Repairs &amp; Maintenance</b>	3,558.21	2,822.00	(736.21)	18,768.93	23,732.00	4,963.07	38,264.00
<b>Taxes</b>							
805 Real Estate Tax	0.00	6,500.00	6,500.00	14.70	6,500.00	6,485.30	6,500.00

**Heartland Community Association**  
**Income Statement**  
**01-Operating**

Posted 6/1/2023 To 6/30/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
TOTAL Taxes	0.00	6,500.00	6,500.00	14.70	6,500.00	6,485.30	6,500.00
Utilities							
573 Telephone	3,759.22	1,950.00	(1,809.22)	14,393.23	11,700.00	(2,693.23)	23,400.00
751 Electricity	6,313.20	6,000.00	(313.20)	33,531.56	36,000.00	2,468.44	72,000.00
75301 Gas Amenity Center	53.61	208.00	154.39	1,472.16	1,248.00	(224.16)	2,496.00
755 Water/Sewer	3,379.99	3,900.00	520.01	9,058.24	23,400.00	14,341.76	46,800.00
TOTAL Utilities	13,506.02	12,058.00	(1,448.02)	58,455.19	72,348.00	13,892.81	144,696.00
TOTAL Expense	220,218.06	218,240.40	(1,977.66)	1,238,801.09	1,088,678.56	(150,122.53)	2,235,178.29
Net Operating Income/Loss	(65,177.35)	(29,868.40)	(35,308.95)	116,343.56	28,228.44	88,115.12	23,399.71
Transfers							
Transfer between Funds							
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	0.00	(11,700.00)	(11,700.00)	0.00	(23,400.00)
TOTAL Transfer between Funds	(1,950.00)	(1,950.00)	0.00	(11,700.00)	(11,700.00)	0.00	(23,400.00)
TOTAL Transfers	(1,950.00)	(1,950.00)	0.00	(11,700.00)	(11,700.00)	0.00	(23,400.00)
Net Income/Loss After Transfers	(67,127.35)	(31,818.40)	(35,308.95)	104,643.56	16,528.44	88,115.12	(0.29)

**Heartland Community Association**  
**Income Statement**  
**02-Townhome**

Posted 6/1/2023 To 6/30/2023 11:59:00 PM

	Current Period 02-Townhome			Year to Date 02-Townhome			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	19,162.00	19,110.00	52.00	103,450.00	99,960.00	3,490.00	235,200.00
403 Builder Assessments	8,575.00	8,085.00	490.00	64,008.16	46,060.00	17,948.16	86,240.00
441 Late Fees	0.00	0.00	0.00	(10.00)	0.00	(10.00)	0.00
44101 Collection Fee Revenue	0.00	0.00	0.00	(205.00)	0.00	(205.00)	0.00
<b>TOTAL Revenue</b>	<b>27,737.00</b>	<b>27,195.00</b>	<b>542.00</b>	<b>167,243.16</b>	<b>146,020.00</b>	<b>21,223.16</b>	<b>321,440.00</b>
<b>TOTAL Income</b>	<b>27,737.00</b>	<b>27,195.00</b>	<b>542.00</b>	<b>167,243.16</b>	<b>146,020.00</b>	<b>21,223.16</b>	<b>321,440.00</b>
<b>Expense</b>							
<b>Expenses</b>							
514 Townhome Administrative Fee	0.00	200.00	200.00	0.00	1,200.00	1,200.00	2,400.00
57911 Townhome Miscellaneous Expense	0.00	1,192.00	1,192.00	1,629.00	7,152.00	5,523.00	14,303.00
61901 Townhome Landscape	1,136.20	3,123.00	1,986.80	6,751.02	17,138.00	10,386.98	37,976.00
65301 Townhome Building Repairs	0.00	500.00	500.00	0.00	3,000.00	3,000.00	6,000.00
665 Townhome Irrigation Repairs	0.00	350.00	350.00	0.00	2,100.00	2,100.00	4,200.00
75102 Townhome Electric	0.00	400.00	400.00	0.00	2,400.00	2,400.00	4,800.00
75801 Townhome Water	333.04	450.00	116.96	718.70	2,700.00	1,981.30	5,400.00
85301 Townhome Insurance	12,560.56	18,204.75	5,644.19	61,519.63	85,671.75	24,152.12	212,760.75
<b>TOTAL Expenses</b>	<b>14,029.80</b>	<b>24,419.75</b>	<b>10,389.95</b>	<b>70,618.35</b>	<b>121,361.75</b>	<b>50,743.40</b>	<b>287,839.75</b>
<b>TOTAL Expense</b>	<b>14,029.80</b>	<b>24,419.75</b>	<b>10,389.95</b>	<b>70,618.35</b>	<b>121,361.75</b>	<b>50,743.40</b>	<b>287,839.75</b>
<b>Net Operating Income/Loss</b>	<b>13,707.20</b>	<b>2,775.25</b>	<b>10,931.95</b>	<b>96,624.81</b>	<b>24,658.25</b>	<b>71,966.56</b>	<b>33,600.25</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	0.00	(16,800.00)	(16,800.00)	0.00	(33,600.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(16,800.00)</b>	<b>(16,800.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>TOTAL Transfers</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(16,800.00)</b>	<b>(16,800.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>10,907.20</b>	<b>(24.75)</b>	<b>10,931.95</b>	<b>79,824.81</b>	<b>7,858.25</b>	<b>71,966.56</b>	<b>0.25</b>

**Heartland Community Association**  
**Income Statement**  
**03-Reserve**

Posted 6/1/2023 To 6/30/2023 11:59:00 PM

	Current Period 03-Reserve			Year to Date 03-Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
432 Initial Reserve Contribution	1,050.00	0.00	1,050.00	7,375.00	0.00	7,375.00	0.00
451 Interest	2,983.03	0.00	2,983.03	15,055.13	0.00	15,055.13	0.00
<b>TOTAL Revenue</b>	<b>4,033.03</b>	<b>0.00</b>	<b>4,033.03</b>	<b>22,430.13</b>	<b>0.00</b>	<b>22,430.13</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>4,033.03</b>	<b>0.00</b>	<b>4,033.03</b>	<b>22,430.13</b>	<b>0.00</b>	<b>22,430.13</b>	<b>0.00</b>
<b>Expense</b>							
<b>Contract Services</b>							
629 Pool Service	13,512.22	0.00	(13,512.22)	13,512.22	0.00	(13,512.22)	0.00
<b>TOTAL Contract Services</b>	<b>13,512.22</b>	<b>0.00</b>	<b>(13,512.22)</b>	<b>13,512.22</b>	<b>0.00</b>	<b>(13,512.22)</b>	<b>0.00</b>
<b>Repairs &amp; Maintenance</b>							
68303 Furniture	3,408.00	0.00	(3,408.00)	3,408.00	0.00	(3,408.00)	0.00
72001 Pool Repairs	7,800.00	0.00	(7,800.00)	7,800.00	0.00	(7,800.00)	0.00
<b>TOTAL Repairs &amp; Maintenance</b>	<b>11,208.00</b>	<b>0.00</b>	<b>(11,208.00)</b>	<b>11,208.00</b>	<b>0.00</b>	<b>(11,208.00)</b>	<b>0.00</b>
<b>TOTAL Expense</b>	<b>24,720.22</b>	<b>0.00</b>	<b>(24,720.22)</b>	<b>24,720.22</b>	<b>0.00</b>	<b>(24,720.22)</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>(20,687.19)</b>	<b>0.00</b>	<b>(20,687.19)</b>	<b>(2,290.09)</b>	<b>0.00</b>	<b>(2,290.09)</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	1,950.00	1,950.00	0.00	11,700.00	11,700.00	0.00	23,400.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>11,700.00</b>	<b>11,700.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>TOTAL Transfers</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>11,700.00</b>	<b>11,700.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>Net Income/Loss After Transfers</b>	<b>(18,737.19)</b>	<b>1,950.00</b>	<b>(20,687.19)</b>	<b>9,409.91</b>	<b>11,700.00</b>	<b>(2,290.09)</b>	<b>23,400.00</b>

**Heartland Community Association**  
**Income Statement**  
**04-Townhome Reserve**

Posted 6/1/2023 To 6/30/2023 11:59:00 PM

	Current Period 04-Townhome Reserve			Year to Date 04-Townhome Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
451 Interest	12.58	0.00	12.58	42.77	0.00	42.77	0.00
<b>TOTAL Revenue</b>	<b>12.58</b>	<b>0.00</b>	<b>12.58</b>	<b>42.77</b>	<b>0.00</b>	<b>42.77</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>12.58</b>	<b>0.00</b>	<b>12.58</b>	<b>42.77</b>	<b>0.00</b>	<b>42.77</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>12.58</b>	<b>0.00</b>	<b>12.58</b>	<b>42.77</b>	<b>0.00</b>	<b>42.77</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	2,800.00	2,800.00	0.00	16,800.00	16,800.00	0.00	33,600.00
<b>TOTAL Transfer between Funds</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>16,800.00</b>	<b>16,800.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>TOTAL Transfers</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>16,800.00</b>	<b>16,800.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>Net Income/Loss After Transfers</b>	<b>2,812.58</b>	<b>2,800.00</b>	<b>12.58</b>	<b>16,842.77</b>	<b>16,800.00</b>	<b>42.77</b>	<b>33,600.00</b>

# YTD Income Statement

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## Heartland Community Association 01-Operating

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	146,698.00	151,495.00	151,815.87	155,308.00	155,103.00	155,798.00	0.00	0.00	0.00	0.00	0.00	0.00	916,217.87
403 Builder Assessments	23,710.40	21,118.69	21,657.40	19,763.58	20,960.60	18,739.56	0.00	0.00	0.00	0.00	0.00	0.00	125,950.23
416 Rental Income	3,200.00	2,450.00	4,100.00	4,126.00	1,574.00	3,000.00	0.00	0.00	0.00	0.00	0.00	0.00	18,450.00
423 Bad Debt Expense	(141.80)	0.00	0.00	79,408.43	3,033.67	(40,147.39)	0.00	0.00	0.00	0.00	0.00	0.00	42,152.91
42301 Bad Debt Recovery	0.00	0.00	0.00	2,715.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,715.40
432 Initial Reserve Contribution	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
434 Working Capital	9,900.00	1,200.00	4,000.00	5,900.00	4,600.00	4,300.00	0.00	0.00	0.00	0.00	0.00	0.00	29,900.00
441 Late Fees	1,668.10	(1,159.00)	6,631.50	5,385.00	3,365.00	1,080.00	0.00	0.00	0.00	0.00	0.00	0.00	16,970.60
44101 Collection Fee Revenue	9,847.00	(239.59)	22,212.29	26,607.26	11,353.29	7,835.17	0.00	0.00	0.00	0.00	0.00	0.00	77,615.42
44106 Delinquency Interest	0.00	0.00	25.00	50.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	75.00
44503 Sponsorship	0.00	2,136.00	468.00	2,018.00	(263.14)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,358.86
451 Interest	371.51	388.31	770.79	688.41	517.97	328.35	0.00	0.00	0.00	0.00	0.00	0.00	3,075.34
454 Sanctions/Fines	1,800.54	2,365.00	382.00	3,617.74	10,424.25	(5,829.25)	0.00	0.00	0.00	0.00	0.00	0.00	12,760.28
459 Miscellaneous Income	246.00	75.00	125.00	425.00	830.00	1,425.00	0.00	0.00	0.00	0.00	0.00	0.00	3,126.00
45901 Permit Fee Income	275.00	125.00	250.00	1,167.55	300.55	1,291.65	0.00	0.00	0.00	0.00	0.00	0.00	3,409.75
45914 Legal Fee Revenue	16,897.39	3,789.51	8,534.62	51,788.84	9,050.01	7,219.62	0.00	0.00	0.00	0.00	0.00	0.00	97,279.99
472 Recreation Event Income	1,087.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,087.00
TOTAL Revenue	215,559.14	183,743.92	220,972.47	358,979.21	220,849.20	155,040.71	0.00	0.00	0.00	0.00	0.00	0.00	1,355,144.65
Transfer between Funds													
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	0.00	0.00	0.00	0.00	0.00	0.00	(11,700.00)
TOTAL Transfer between Funds	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	0.00	0.00	0.00	0.00	0.00	0.00	(11,700.00)
TOTAL INCOME	213,609.14	181,793.92	219,022.47	357,029.21	218,899.20	153,090.71	0.00	0.00	0.00	0.00	0.00	0.00	1,343,444.65
EXPENSES													
Administrative													
505 Onsite Services	69,460.14	69,717.83	74,624.64	61,826.67	82,782.15	71,035.60	0.00	0.00	0.00	0.00	0.00	0.00	429,447.03
536 Office Equipment	717.24	717.24	717.24	3,549.54	717.24	717.24	0.00	0.00	0.00	0.00	0.00	0.00	7,135.74
547 Uniforms	514.91	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	514.91
551 Advertising	0.00	681.25	0.00	0.00	72.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	753.25



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## Heartland Community Association 01-Operating

	January	February	March	April	May	June	July	August	September	October	November	December	Total
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
561 Legal Fees - Collections	12,874.29	7,903.09	7,743.02	48,137.16	12,323.33	5,938.29	0.00	0.00	0.00	0.00	0.00	0.00	94,919.18
56101 Lien/Collection Costs	9,847.00	1,653.00	24,750.00	22,675.46	20,014.96	4,616.33	0.00	0.00	0.00	0.00	0.00	0.00	83,556.75
562 Legal Fees - Attorney	0.00	0.00	83.15	131.33	0.00	617.70	0.00	0.00	0.00	0.00	0.00	0.00	832.18
563 Licenses/Fees/Permits	676.47	553.34	322.58	502.55	909.83	1,780.63	0.00	0.00	0.00	0.00	0.00	0.00	4,745.40
564 Dues/Subscriptions	227.29	236.41	236.45	2,589.77	266.23	322.45	0.00	0.00	0.00	0.00	0.00	0.00	3,878.60
565 Community Management Fees	8,350.00	8,394.00	8,432.00	8,464.00	8,602.00	8,602.00	0.00	0.00	0.00	0.00	0.00	0.00	50,844.00
567 Meeting Expense	0.00	481.05	0.00	306.75	253.09	129.68	0.00	0.00	0.00	0.00	0.00	0.00	1,170.57
569 Office Supplies	2,889.54	3,520.71	2,175.89	1,472.32	1,291.13	2,775.86	0.00	0.00	0.00	0.00	0.00	0.00	14,125.45
572 Postage	4,086.86	2,682.64	3,831.35	584.14	4,406.41	4,110.09	0.00	0.00	0.00	0.00	0.00	0.00	19,701.49
575 Social Events	1,332.28	10,955.91	2,478.71	7,258.86	21,875.15	238.90	0.00	0.00	0.00	0.00	0.00	0.00	44,139.81
57901 Mileage/Auto	1,380.02	855.00	415.65	1,111.87	1,449.00	829.17	0.00	0.00	0.00	0.00	0.00	0.00	6,040.71
590 Web Hosting	589.68	589.68	589.68	589.68	589.68	589.68	0.00	0.00	0.00	0.00	0.00	0.00	3,538.08
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
612 IT Support	0.00	(345.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(345.00)
<b>TOTAL Administrative</b>	<b>112,945.72</b>	<b>108,596.15</b>	<b>126,400.36</b>	<b>159,200.10</b>	<b>155,552.20</b>	<b>102,303.62</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>764,998.15</b>
<b>Contract Services</b>													
605 Janitor Contract	1,716.00	782.00	7,417.50	3,750.00	3,750.00	3,200.00	0.00	0.00	0.00	0.00	0.00	0.00	20,625.50
615 Refuse Removal	200.00	200.00	100.00	200.00	100.00	200.00	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00
619 Landscape Contract	5,469.30	5,469.30	5,633.38	5,633.38	5,633.38	5,633.38	0.00	0.00	0.00	0.00	0.00	0.00	33,472.12
61908 Landscape - Additional	0.00	0.00	8,725.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,725.35
629 Pool Service	6,095.00	6,000.00	6,000.00	0.00	8,100.00	16,200.00	0.00	0.00	0.00	0.00	0.00	0.00	42,395.00
62903 Pool Monitor	8,000.00	0.00	0.00	50,250.00	50,000.00	50,500.00	0.00	0.00	0.00	0.00	0.00	0.00	158,750.00
637 Patrol Security Service	0.00	0.00	0.00	0.00	6,000.00	(407.34)	0.00	0.00	0.00	0.00	0.00	0.00	5,592.66
63707 Security/Alarm Monitoring	512.59	105.00	105.00	105.00	105.00	105.00	0.00	0.00	0.00	0.00	0.00	0.00	1,037.59
<b>TOTAL Contract Services</b>	<b>21,992.89</b>	<b>12,566.30</b>	<b>27,981.23</b>	<b>59,938.38</b>	<b>73,688.38</b>	<b>75,431.04</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>271,598.22</b>
<b>Expenses</b>													
59999 Outstanding Checks	0.00	0.00	0.00	0.00	0.00	(546.00)	0.00	0.00	0.00	0.00	0.00	0.00	(546.00)
<b>TOTAL Expenses</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(546.00)</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>(546.00)</b>
<b>Insurance</b>													

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## Heartland Community Association 01-Operating

	January	February	March	April	May	June	July	August	September	October	November	December	Total
851 Insurance - D&O	1,381.58	1,381.58	0.00	2,645.75	1,322.86	1,322.86	0.00	0.00	0.00	0.00	0.00	0.00	8,054.63
855 Insurance - Excess Liability	6,452.13	11,807.70	6,452.13	8,839.02	8,805.22	8,804.82	0.00	0.00	0.00	0.00	0.00	0.00	51,161.02
856 Fire & EC Insurance	5,355.57	0.00	5,355.57	5,433.93	5,433.91	5,433.71	0.00	0.00	0.00	0.00	0.00	0.00	27,017.69
857 Insurance - Workers Compensation	29.17	29.17	29.17	84.17	84.17	84.17	0.00	0.00	0.00	0.00	0.00	0.00	340.02
<b>TOTAL Insurance</b>	<b>13,218.45</b>	<b>13,218.45</b>	<b>11,836.87</b>	<b>17,002.87</b>	<b>15,646.16</b>	<b>15,650.56</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>86,573.36</b>
<b>Other Expenses</b>	<b>0.00</b>	<b>0.00</b>	<b>8,421.52</b>	<b>3,242.20</b>	<b>0.00</b>	<b>5,220.50</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>16,884.22</b>
899 Enhancements	0.00	0.00	8,421.52	3,242.20	0.00	5,220.50	0.00	0.00	0.00	0.00	0.00	0.00	16,884.22
<b>TOTAL Other Expenses</b>	<b>0.00</b>	<b>0.00</b>	<b>8,421.52</b>	<b>3,242.20</b>	<b>0.00</b>	<b>5,220.50</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>16,884.22</b>
<b>Parts &amp; Supplies</b>	<b>190.00</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>190.00</b>
628 Fire & Safety Supplies	190.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	190.00
701 HVAC Supplies	0.00	0.00	44.12	0.00	257.31	0.00	0.00	0.00	0.00	0.00	0.00	0.00	301.43
707 Janitorial Supplies	590.03	975.15	1,067.58	846.46	837.85	1,468.80	0.00	0.00	0.00	0.00	0.00	0.00	5,785.87
709 Electrical Supplies	191.52	1,187.49	861.06	229.95	253.77	109.91	0.00	0.00	0.00	0.00	0.00	0.00	2,833.70
719 Pool Supplies/Chemicals	49.98	104.96	1,491.71	6,001.62	1,139.00	3,464.34	0.00	0.00	0.00	0.00	0.00	0.00	12,251.61
720 Tools & Equipment	251.24	145.81	10.83	0.00	232.77	51.06	0.00	0.00	0.00	0.00	0.00	0.00	691.71
<b>TOTAL Parts &amp; Supplies</b>	<b>1,272.77</b>	<b>2,413.41</b>	<b>3,475.30</b>	<b>7,078.03</b>	<b>2,720.70</b>	<b>5,094.11</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>22,054.32</b>
<b>Repairs &amp; Maintenance</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
61957 Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
656 General Maintenance	2,879.55	1,999.52	835.88	5,489.26	1,650.43	2,673.00	0.00	0.00	0.00	0.00	0.00	0.00	15,507.44
675 Fitness Center Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
68303 Furniture	0.00	0.00	0.00	0.00	30.80	0.00	0.00	0.00	0.00	0.00	0.00	0.00	30.80
689 Site Signage	0.00	0.00	0.00	486.32	677.84	17.08	0.00	0.00	0.00	0.00	0.00	0.00	1,181.24
697 Vehicle Maintenance	156.93	95.92	80.65	93.46	141.47	98.13	0.00	0.00	0.00	0.00	0.00	0.00	666.56
72001 Pool Repairs	72.89	0.00	0.00	540.00	0.00	770.00	0.00	0.00	0.00	0.00	0.00	0.00	1,382.89
<b>TOTAL Repairs &amp; Maintenance</b>	<b>3,109.37</b>	<b>2,095.44</b>	<b>916.33</b>	<b>6,589.04</b>	<b>2,500.54</b>	<b>3,558.21</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>18,768.93</b>
<b>Taxes</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
805 Real Estate Tax	14.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.70
<b>TOTAL Taxes</b>	<b>14.70</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>14.70</b>
<b>Utilities</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>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
573 Telephone	2,331.71	2,110.17	1,620.40	2,292.47	2,279.26	3,759.22	0.00	0.00	0.00	0.00	0.00	0.00	14,393.23

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## Heartland Community Association

### 01-Operating

	January	February	March	April	May	June	July	August	September	October	November	December	Total
751 Electricity	5,630.03	3,940.28	4,293.00	4,384.40	8,970.65	6,313.20	0.00	0.00	0.00	0.00	0.00	0.00	33,531.56
75301 Gas Amenity Center	218.04	1,024.00	749.93	133.00	(706.42)	53.61	0.00	0.00	0.00	0.00	0.00	0.00	1,472.16
755 Water/Sewer	886.47	5,498.74	158.75	821.71	(1,687.42)	3,379.99	0.00	0.00	0.00	0.00	0.00	0.00	9,058.24
TOTAL Utilities	9,066.25	12,573.19	6,822.08	7,631.58	8,856.07	13,506.02	0.00	0.00	0.00	0.00	0.00	0.00	58,455.19
TOTAL EXPENSES	161,620.15	151,462.94	185,853.69	260,682.20	258,964.05	220,218.06	0.00	0.00	0.00	0.00	0.00	0.00	1,238,801.09
Excess Revenue / Expense	51,988.99	30,330.98	33,166.78	96,347.01	(40,064.85)	(67,127.35)	0.00	0.00	0.00	0.00	0.00	0.00	104,643.56

# YTD Income Statement

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## Heartland Community Association 02-Townhome

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	16,588.00	16,588.00	16,588.00	16,588.00	17,936.00	19,162.00	0.00	0.00	0.00	0.00	0.00	0.00	103,450.00
403 Builder Assessments	8,085.00	12,953.36	9,800.00	14,304.80	10,290.00	8,575.00	0.00	0.00	0.00	0.00	0.00	0.00	64,008.16
441 Late Fees	0.00	0.00	0.00	(10.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(10.00)
44101 Collection Fee Revenue	(130.00)	0.00	(75.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(205.00)
<b>TOTAL Revenue</b>	<b>24,543.00</b>	<b>29,541.36</b>	<b>26,313.00</b>	<b>30,882.80</b>	<b>28,226.00</b>	<b>27,737.00</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>167,243.16</b>
Transfer between Funds													
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	0.00	0.00	0.00	0.00	0.00	0.00	(16,800.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</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>(16,800.00)</b>
<b>TOTAL INCOME</b>	<b>21,743.00</b>	<b>26,741.36</b>	<b>23,513.00</b>	<b>28,082.80</b>	<b>25,426.00</b>	<b>24,937.00</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>150,443.16</b>
<b>EXPENSES</b>													
Expenses													
514 Townhome Administrative Fee	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
57911 Townhome Miscellaneous Expense	0.00	0.00	0.00	1,629.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,629.00
61901 Townhome Landscape	1,103.11	1,103.11	1,136.20	1,136.20	1,136.20	1,136.20	0.00	0.00	0.00	0.00	0.00	0.00	6,751.02
65301 Townhome Building Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
665 Townhome Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75102 Townhome Electric	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75801 Townhome Water	808.85	36.30	124.00	133.35	(716.84)	333.04	0.00	0.00	0.00	0.00	0.00	0.00	718.70
85301 Townhome Insurance	10,202.83	10,202.83	10,202.83	9,175.29	9,175.29	12,560.56	0.00	0.00	0.00	0.00	0.00	0.00	61,519.63
<b>TOTAL Expenses</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</b>	<b>12,073.84</b>	<b>9,594.65</b>	<b>14,029.80</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>70,618.35</b>
<b>TOTAL EXPENSES</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</b>	<b>12,073.84</b>	<b>9,594.65</b>	<b>14,029.80</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>70,618.35</b>
Excess Revenue / Expense	9,628.21	15,399.12	12,049.97	16,008.96	15,831.35	10,907.20	0.00	0.00	0.00	0.00	0.00	0.00	79,824.81

# YTD Income Statement

Posted 6/1/2023 To 6/30/2023 11:59:00 PM

Friday, July 14, 2023

14:14

## Heartland Community Association 03-Reserve

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
432 Initial Reserve Contribution	2,475.00	300.00	975.00	1,425.00	1,150.00	1,050.00	0.00	0.00	0.00	0.00	0.00	0.00	7,375.00
451 Interest	1,142.01	2,684.77	1,260.58	3,990.89	2,993.85	2,983.03	0.00	0.00	0.00	0.00	0.00	0.00	15,055.13
<b>TOTAL Revenue</b>	<b>3,617.01</b>	<b>2,984.77</b>	<b>2,235.58</b>	<b>5,415.89</b>	<b>4,143.85</b>	<b>4,033.03</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>22,430.13</b>
Transfer between Funds													
498 Reserve Fund Transfer	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	0.00	0.00	0.00	0.00	0.00	0.00	11,700.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</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>11,700.00</b>
<b>TOTAL INCOME</b>	<b>5,567.01</b>	<b>4,934.77</b>	<b>4,185.58</b>	<b>7,365.89</b>	<b>6,093.85</b>	<b>5,983.03</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>34,130.13</b>
EXPENSES													
Contract Services													
629 Pool Service	0.00	0.00	0.00	0.00	0.00	13,512.22	0.00	0.00	0.00	0.00	0.00	0.00	13,512.22
<b>TOTAL Contract Services</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>13,512.22</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>13,512.22</b>
Repairs & Maintenance													
68303 Furniture	0.00	0.00	0.00	0.00	0.00	3,408.00	0.00	0.00	0.00	0.00	0.00	0.00	3,408.00
72001 Pool Repairs	0.00	0.00	0.00	0.00	0.00	7,800.00	0.00	0.00	0.00	0.00	0.00	0.00	7,800.00
<b>TOTAL Repairs &amp; Maintenance</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>11,208.00</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>11,208.00</b>
<b>TOTAL EXPENSES</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>24,720.22</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>24,720.22</b>
<b>Excess Revenue / Expense</b>	<b>5,567.01</b>	<b>4,934.77</b>	<b>4,185.58</b>	<b>7,365.89</b>	<b>6,093.85</b>	<b>(18,737.19)</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>9,409.91</b>

# YTD Income Statement

Posted 6/1/2023 To 6/30/2023 11:59:00 PM

Friday, July 14, 2023

14:14

## Heartland Community Association 04-Townhome Reserve

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
451 Interest	1.63	1.60	7.35	8.52	11.09	12.58	0.00	0.00	0.00	0.00	0.00	0.00	42.77
TOTAL Revenue	1.63	1.60	7.35	8.52	11.09	12.58	0.00	0.00	0.00	0.00	0.00	0.00	42.77
Transfer between Funds													
498 Reserve Fund Transfer	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	0.00	0.00	0.00	0.00	0.00	0.00	16,800.00
TOTAL Transfer between Funds	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	0.00	0.00	0.00	0.00	0.00	0.00	16,800.00
TOTAL INCOME	2,801.63	2,801.60	2,807.35	2,808.52	2,811.09	2,812.58	0.00	0.00	0.00	0.00	0.00	0.00	16,842.77
Excess Revenue / Expense	2,801.63	2,801.60	2,807.35	2,808.52	2,811.09	2,812.58	0.00	0.00	0.00	0.00	0.00	0.00	16,842.77

# AR Delinquent Report - No Owner Names

Posted Date 06/30/2023

Friday, July 14, 2023

14:14

## Heartland Community Association

Acct #	Status	Current	30 - 59 Days	60 - 89 Days	90 Days	120 Days	150 Days	>180 Days	Balance
<b>Heartland Builder</b>									
574176	Owner	0.00	0.00	0.00	0.00	246.00	0.00	492.00	738.00
595183	Owner	0.00	0.00	0.00	0.00	246.00	0.00	246.00	492.00
595210	Owner	0.00	0.00	0.00	0.00	246.00	0.00	246.00	492.00
595211	Owner	0.00	0.00	0.00	0.00	246.00	0.00	246.00	492.00
595212	Owner	0.00	0.00	0.00	0.00	246.00	0.00	246.00	492.00
595213	Owner	0.00	0.00	0.00	0.00	246.00	0.00	246.00	492.00
595205	Owner	0.00	0.00	0.00	0.00	246.00	0.00	246.00	492.00
595207	Owner	0.00	0.00	0.00	0.00	246.00	0.00	246.00	492.00
595217	Owner	0.00	0.00	0.00	0.00	246.00	0.00	246.00	492.00
595232	Owner	0.00	0.00	0.00	0.00	246.00	0.00	246.00	492.00
595233	Owner	0.00	0.00	0.00	0.00	246.00	0.00	246.00	492.00
595234	Owner	0.00	0.00	0.00	0.00	246.00	0.00	246.00	492.00
595235	Owner	0.00	0.00	0.00	0.00	246.00	0.00	246.00	492.00
595229	Owner	0.00	0.00	0.00	0.00	246.00	0.00	246.00	492.00
597513	Owner	0.00	0.00	0.00	0.00	246.00	0.00	0.00	246.00
601373	Owner	0.00	0.00	0.00	0.00	246.00	0.00	0.00	246.00
605650	Owner	0.00	0.00	0.00	0.00	246.00	0.00	0.00	246.00
607188	Owner	0.00	0.00	0.00	0.00	246.00	0.00	0.00	246.00
607189	Owner	0.00	0.00	0.00	0.00	246.00	0.00	0.00	246.00
609421	Owner	0.00	0.00	0.00	0.00	246.00	0.00	0.00	246.00
609432	Owner	0.00	0.00	0.00	0.00	246.00	0.00	0.00	246.00
609433	Owner	0.00	0.00	0.00	0.00	246.00	0.00	0.00	246.00
609435	Owner	0.00	0.00	0.00	0.00	246.00	0.00	0.00	246.00
609437	Owner	0.00	0.00	0.00	0.00	246.00	0.00	0.00	246.00
609438	Owner	0.00	0.00	0.00	0.00	246.00	0.00	0.00	246.00
609441	Owner	0.00	0.00	0.00	0.00	246.00	0.00	0.00	246.00
609442	Owner	0.00	0.00	0.00	0.00	246.00	0.00	0.00	246.00
609443	Owner	0.00	0.00	0.00	0.00	246.00	0.00	0.00	246.00
611239	Owner	0.00	0.00	0.00	0.00	246.00	0.00	0.00	246.00

# Heartland Community Association

Professionally Managed by:

**CCMC**

July 2023



**CCMC**

*Now **this** feels like home.<sup>®</sup>*



# Consolidate Balance Sheet - all departments

Friday, August 18, 2023

13:41

Posted 07/31/2023

## Heartland Community Association Consolidated

	07/2023	06/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
1001	Cash - OP AAB	86,521.75	0.00	86,521.75
100101	Cash - Townhome OP CKG AAB	100,000.00	0.00	100,000.00
100305	Cash - INTAKE AAB	5,000.03	0.00	5,000.03
101	Cash - OP PWB	48,623.25	56,814.93	(8,191.68)
10101	Cash - Townhome OP CKG PWB	75,164.05	177,964.05	(102,800.00)
10302	Cash - OP SVG MM Oakwood	94,667.50	94,327.02	340.48
10305	Cash - INTAKE PWB	4,935.52	9,262.20	(4,326.68)
10306	Cash - OP MM Modern Bank	150,000.00	150,000.00	0.00
10404	Operating - ICS Modern Bank	52,654.37	52,157.58	496.79
105	Cash - Debit Card PWB	4,300.61	4,114.25	186.36
1002	Cash - RSV MM AAB	35,001.00	0.00	35,001.00
1007	Cash - RSV Townhome MM AAB	15,000.43	0.00	15,000.43
102	Cash - RSV MM TX Cap	247,822.01	247,341.75	480.26
10201	Cash - RSV MM Modern Bank	100,000.00	100,000.00	0.00
10202	Cash - RSV MM PWB	4,752.27	37,780.82	(33,028.55)
104	Reserve 3M CD Veritex	84,333.25	84,333.25	0.00
10401	Reserve - 6M CD Veritex	84,091.49	84,091.49	0.00
10402	Reserve - 9M CD Veritex	84,194.89	84,194.89	0.00
10403	Reserve - 6M CD Bank 34	107,200.74	106,976.33	224.41
10405	Reserve - ICS MM Modern Bank	151,948.61	151,040.66	907.95
107	Cash - RSV Townhome MM PWB	7,060.76	19,248.33	(12,187.57)
	<b>Total Cash</b>	<b>1,543,272.53</b>	<b>1,459,647.55</b>	<b>83,624.98</b>
<u>Accounts Receivable</u>				
111	Accounts Receivable	508,078.70	563,722.92	(55,644.22)
112	AR Other	289.00	0.00	289.00
114	Due from other Departments	4,295.00	1,435.00	2,860.00
119	Allowance for Doubtful Accounts	(293,196.77)	(331,113.57)	37,916.80
	<b>Total Accounts Receivable</b>	<b>219,465.93</b>	<b>234,044.35</b>	<b>(14,578.42)</b>
<u>Other Assets</u>				
133	Prepaid Insurance	207,420.90	233,370.39	(25,949.49)
134	Prepaid Expense	4,625.40	4,860.25	(234.85)
18501	Accrued Interest Receivable	2,339.44	1,362.96	976.48
	<b>Total Other Assets</b>	<b>214,385.74</b>	<b>239,593.60</b>	<b>(25,207.86)</b>
	<b>Total Assets</b>	<b>1,977,124.20</b>	<b>1,933,285.50</b>	<b>43,838.70</b>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				

# Consolidate Balance Sheet - all departments

Friday, August 18, 2023

13:41

Posted 07/31/2023

## Heartland Community Association

### Consolidated

	07/2023	06/2023	Net Change	
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	26,955.94	18,139.04	8,816.90
211	Accounts Payable	2,027.35	21,684.89	(19,657.54)
212	Accounts Payable - Other	14,412.15	0.00	14,412.15
213	Unearned Assessments	0.00	172,651.00	(172,651.00)
214	Prepaid Assessments	397,292.95	197,591.10	199,701.85
21401	Due to Management Company	1,496.00	714.00	782.00
22101	Insurance Claims Pending	25,966.66	25,966.66	0.00
224	Due to other Departments	4,295.00	1,435.00	2,860.00
	<b>Total Current Liabilities</b>	<b>472,446.05</b>	<b>438,181.69</b>	<b>34,264.36</b>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	4,900.00	8,000.00	(3,100.00)
	<b>Total Other Liabilities</b>	<b>4,900.00</b>	<b>8,000.00</b>	<b>(3,100.00)</b>
<u>Equity</u>				
309	Equity	1,276,382.76	1,276,382.76	0.00
	Net Income (Loss)	223,395.39	210,721.05	12,674.34
	<b>Total Equity</b>	<b>1,499,778.15</b>	<b>1,487,103.81</b>	<b>12,674.34</b>
	<b>Total Liabilities &amp; Equity</b>	<b>1,977,124.20</b>	<b>1,933,285.50</b>	<b>43,838.70</b>

# Individual Balance Sheets for each department

Friday, August 18, 2023

13:41

Posted 07/31/2023

## Heartland Community Association

### 01-Operating

	07/2023	06/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
1001	Cash - OP AAB	81,484.51	0.00	81,484.51
100305	Cash - INTAKE AAB	5,000.03	0.00	5,000.03
101	Cash - OP PWB	251,905.59	281,535.15	(29,629.56)
10302	Cash - OP SVG MM Oakwood	94,667.50	94,327.02	340.48
10305	Cash - INTAKE PWB	4,935.52	9,262.20	(4,326.68)
105	Cash - Debit Card PWB	4,300.61	4,114.25	186.36
	<b>Total Cash</b>	<b>442,293.76</b>	<b>389,238.62</b>	<b>53,055.14</b>
<u>Accounts Receivable</u>				
111	Accounts Receivable	491,163.02	544,948.67	(53,785.65)
112	AR Other	289.00	0.00	289.00
114	Due from other Departments	2,870.00	1,435.00	1,435.00
119	Allowance for Doubtful Accounts	(293,196.77)	(331,113.57)	37,916.80
	<b>Total Accounts Receivable</b>	<b>201,125.25</b>	<b>215,270.10</b>	<b>(14,144.85)</b>
<u>Other Assets</u>				
133	Prepaid Insurance	124,991.06	140,636.82	(15,645.76)
134	Prepaid Expense	4,625.40	4,860.25	(234.85)
	<b>Total Other Assets</b>	<b>129,616.46</b>	<b>145,497.07</b>	<b>(15,880.61)</b>
	<b>Total Assets</b>	<b>773,035.47</b>	<b>750,005.79</b>	<b>23,029.68</b>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	25,521.20	16,807.59	8,713.61
211	Accounts Payable	2,027.35	21,684.89	(19,657.54)
212	Accounts Payable - Other	14,412.15	0.00	14,412.15
213	Unearned Assessments	0.00	172,651.00	(172,651.00)
214	Prepaid Assessments	396,720.95	197,591.10	199,129.85
21401	Due to Management Company	1,496.00	714.00	782.00
22101	Insurance Claims Pending	25,966.66	25,966.66	0.00
224	Due to other Departments	1,425.00	0.00	1,425.00
	<b>Total Current Liabilities</b>	<b>467,569.31</b>	<b>435,415.24</b>	<b>32,154.07</b>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	4,900.00	8,000.00	(3,100.00)
	<b>Total Other Liabilities</b>	<b>4,900.00</b>	<b>8,000.00</b>	<b>(3,100.00)</b>
<u>Equity</u>				
309	Equity	201,946.99	201,946.99	0.00
	Net Income (Loss)	98,619.17	104,643.56	(6,024.39)
	<b>Total Equity</b>	<b>300,566.16</b>	<b>306,590.55</b>	<b>(6,024.39)</b>

# Individual Balance Sheets for each department

Friday, August 18, 2023

13:41

Posted 07/31/2023

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## Heartland Community Association

### 01-Operating

	07/2023	06/2023	Net Change
<b>Liabilities &amp; Equity</b>			
<i>Total Liabilities &amp; Equity</i>	<u>773,035.47</u>	<u>750,005.79</u>	<u>23,029.68</u>

Individual Balance Sheets for each department

Friday, August 18, 2023

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Posted 07/31/2023

Heartland Community Association

02-Townhome

	07/2023	06/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
1001	Cash - OP AAB	5,037.24	0.00	5,037.24
100101	Cash - Townhome OP CKG AAB	100,000.00	0.00	100,000.00
101	Cash - OP PWB	21,437.88	0.00	21,437.88
10101	Cash - Townhome OP CKG PWB	75,164.05	177,964.05	(102,800.00)
	<u>Total Cash</u>	<u>201,639.17</u>	<u>177,964.05</u>	<u>23,675.12</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	16,915.68	18,774.25	(1,858.57)
	<u>Total Accounts Receivable</u>	<u>16,915.68</u>	<u>18,774.25</u>	<u>(1,858.57)</u>
<u>Other Assets</u>				
133	Prepaid Insurance	82,429.84	92,733.57	(10,303.73)
	<u>Total Other Assets</u>	<u>82,429.84</u>	<u>92,733.57</u>	<u>(10,303.73)</u>
	<u>Total Assets</u>	<u>300,984.69</u>	<u>289,471.87</u>	<u>11,512.82</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	1,434.74	1,331.45	103.29
214	Prepaid Assessments	572.00	0.00	572.00
224	Due to other Departments	2,870.00	1,435.00	1,435.00
	<u>Total Current Liabilities</u>	<u>4,876.74</u>	<u>2,766.45</u>	<u>2,110.29</u>
<u>Equity</u>				
309	Equity	206,880.61	206,880.61	0.00
	Net Income (Loss)	89,227.34	79,824.81	9,402.53
	<u>Total Equity</u>	<u>296,107.95</u>	<u>286,705.42</u>	<u>9,402.53</u>
	<u>Total Liabilities &amp; Equity</u>	<u>300,984.69</u>	<u>289,471.87</u>	<u>11,512.82</u>

Posted 07/31/2023

## Heartland Community Association

## 03-Reserve

	07/2023	06/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	(224,720.22)	(224,720.22)	0.00
10306	Cash - OP MM Modern Bank	150,000.00	150,000.00	0.00
10404	Operating - ICS Modern Bank	52,654.37	52,157.58	496.79
1002	Cash - RSV MM AAB	35,001.00	0.00	35,001.00
102	Cash - RSV MM TX Cap	247,822.01	247,341.75	480.26
10201	Cash - RSV MM Modern Bank	100,000.00	100,000.00	0.00
10202	Cash - RSV MM PWB	4,752.27	37,780.82	(33,028.55)
104	Reserve 3M CD Veritex	84,333.25	84,333.25	0.00
10401	Reserve - 6M CD Veritex	84,091.49	84,091.49	0.00
10402	Reserve - 9M CD Veritex	84,194.89	84,194.89	0.00
10403	Reserve - 6M CD Bank 34	107,200.74	106,976.33	224.41
10405	Reserve - ICS MM Modern Bank	151,948.61	151,040.66	907.95
	<u>Total Cash</u>	<u>877,278.41</u>	<u>873,196.55</u>	<u>4,081.86</u>
<u>Accounts Receivable</u>				
114	Due from other Departments	1,425.00	0.00	1,425.00
	<u>Total Accounts Receivable</u>	<u>1,425.00</u>	<u>0.00</u>	<u>1,425.00</u>
<u>Other Assets</u>				
18501	Accrued Interest Receivable	2,339.44	1,362.96	976.48
	<u>Total Other Assets</u>	<u>2,339.44</u>	<u>1,362.96</u>	<u>976.48</u>
	<u>Total Assets</u>	<u>881,042.85</u>	<u>874,559.51</u>	<u>6,483.34</u>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	865,149.60	865,149.60	0.00
	Net Income (Loss)	15,893.25	9,409.91	6,483.34
	<u>Total Equity</u>	<u>881,042.85</u>	<u>874,559.51</u>	<u>6,483.34</u>
	<u>Total Liabilities &amp; Equity</u>	<u>881,042.85</u>	<u>874,559.51</u>	<u>6,483.34</u>

Posted 07/31/2023

Heartland Community Association

04-Townhome Reserve

	07/2023	06/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
1007	Cash - RSV Townhome MM AAB	15,000.43	0.00	15,000.43
107	Cash - RSV Townhome MM PWB	7,060.76	19,248.33	(12,187.57)
	<u>Total Cash</u>	<u>22,061.19</u>	<u>19,248.33</u>	<u>2,812.86</u>
	<u>Total Assets</u>	<u>22,061.19</u>	<u>19,248.33</u>	<u>2,812.86</u>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	2,405.56	2,405.56	0.00
	Net Income (Loss)	19,655.63	16,842.77	2,812.86
	<u>Total Equity</u>	<u>22,061.19</u>	<u>19,248.33</u>	<u>2,812.86</u>
	<u>Total Liabilities &amp; Equity</u>	<u>22,061.19</u>	<u>19,248.33</u>	<u>2,812.86</u>

# Balance Sheet by Fund (column format)

Posted 07/31/2023

Friday, August 18, 2023

13:41

## Heartland Community Association

01-Operating    02-Townhome    03-Reserve    04-Townhome Total Reserve

Assets	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<b>Cash</b>				
Cash - OP AAB	81,484.51	5,037.24		86,521.75
Cash - Townhome OP CKG A/	100,000.00			100,000.00
Cash - INTAKE AAB	5,000.03			5,000.03
Cash - OP PWB	251,905.59	21,437.88	(224,720.22)	48,623.25
Cash - Townhome OP CKG P/	75,164.05			75,164.05
Cash - OP SVG MM Oakwood	94,667.50			94,667.50
Cash - INTAKE PWB	4,935.52			4,935.52
Cash - OP MM Modern Bank			150,000.00	150,000.00
Operating - ICS Modern Bank			52,654.37	52,654.37
Cash - Debit Card PWB	4,300.61			4,300.61
Cash - RSV MM AAB			35,001.00	35,001.00
Cash - RSV Townhome MM A/			15,000.43	15,000.43
Cash - RSV MM TX Cap		247,822.01		247,822.01
Cash - RSV MM Modern Bank		100,000.00		100,000.00
Cash - RSV MM PWB		4,752.27		4,752.27
Reserve 3M CD Veritex			84,333.25	84,333.25
Reserve - 6M CD Veritex			84,091.49	84,091.49
Reserve - 9M CD Veritex			84,194.89	84,194.89
Reserve - 6M CD Bank 34		107,200.74		107,200.74
Reserve - ICS MM Modern Bar			151,948.61	151,948.61
Cash - RSV Townhome MM P/			7,060.76	7,060.76
<b>Total Cash</b>	<b>442,293.76</b>	<b>201,639.17</b>	<b>877,278.41</b>	<b>1,543,272.53</b>
<b>Accounts Receivable</b>				
Accounts Receivable	491,163.02	16,915.68		508,078.70
AR Other	289.00			289.00
Due from other Departments		1,425.00		4,295.00
Allowance for Doubtful Account	(293,196.77)			(293,196.77)
<b>Total Accounts Receivable</b>	<b>201,125.25</b>	<b>16,915.68</b>	<b>1,425.00</b>	<b>219,465.93</b>
<b>Other Assets</b>				

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# Balance Sheet by Fund (column format)

Posted 07/31/2023

## Heartland Community Association

Friday, August 18, 2023 13:41

	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<b>Assets</b>				
<u>Other Assets</u>				
Prepaid Insurance	124,991.06	82,429.84		207,420.90
Prepaid Expense	4,625.40			4,625.40
Accrued Interest Receivable		2,339.44		2,339.44
<u>Total Other Assets</u>	<u>129,616.46</u>	<u>82,429.84</u>	<u>2,339.44</u>	<u>214,385.74</u>
<u>Total Assets</u>	<u>773,035.47</u>	<u>300,984.69</u>	<u>881,042.85</u>	<u>22,061.19</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
Accrued Expense	25,521.20	1,434.74		26,955.94
Accounts Payable	2,027.35			2,027.35
Accounts Payable - Other	14,412.15			14,412.15
Prepaid Assessments	396,720.95	572.00		397,292.95
Due to Management Company	1,496.00			1,496.00
Insurance Claims Pending	25,966.66			25,966.66
Due to other Departments	1,425.00	2,870.00		4,295.00
<u>Total Current Liabilities</u>	<u>467,569.31</u>	<u>4,876.74</u>		<u>472,446.05</u>
<u>Other Liabilities</u>				
Facility Rental Deposit	4,900.00			4,900.00
<u>Total Other Liabilities</u>	<u>4,900.00</u>			<u>4,900.00</u>
<u>Equity</u>				
Equity	201,946.99	206,880.61	865,149.60	2,405.56
Net Income (Loss)	98,619.17	89,227.34	15,893.25	19,655.63
<u>Total Equity</u>	<u>300,566.16</u>	<u>296,107.95</u>	<u>881,042.85</u>	<u>22,061.19</u>
<u>Total Liabilities &amp; Equity</u>	<u>773,035.47</u>	<u>300,984.69</u>	<u>881,042.85</u>	<u>22,061.19</u>

# Heartland Community Association

## Income Statement

### 01-Operating

Posted 7/1/2023 To 7/31/2023 11:59:00 PM

		Current Period 01-Operating			Year to Date 01-Operating			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
<b>Income</b>								
<b>Revenue</b>								
401	Association Dues	155,637.50	155,513.00	124.50	1,071,855.37	1,073,093.00	(1,237.63)	1,861,728.00
403	Builder Assessments	19,108.95	24,559.00	(5,450.05)	145,059.18	174,086.00	(29,026.82)	297,250.00
416	Rental Income	2,400.00	1,500.00	900.00	20,850.00	10,500.00	10,350.00	18,000.00
423	Bad Debt Expense	36,285.22	(5,000.00)	41,285.22	78,438.13	(35,000.00)	113,438.13	(60,000.00)
42301	Bad Debt Recovery	0.00	0.00	0.00	2,715.40	0.00	2,715.40	0.00
432	Initial Reserve Contribution	0.00	450.00	(450.00)	0.00	3,150.00	(3,150.00)	5,400.00
434	Working Capital	5,400.00	1,800.00	3,600.00	35,300.00	12,600.00	22,700.00	21,600.00
441	Late Fees	(860.41)	1,000.00	(1,860.41)	16,110.19	7,000.00	9,110.19	12,000.00
44101	Collection Fee Revenue	2,525.00	5,000.00	(2,475.00)	80,140.42	35,000.00	45,140.42	60,000.00
44106	Delinquency Interest	(75.00)	0.00	(75.00)	0.00	0.00	0.00	0.00
44503	Sponsorship	100.00	400.00	(300.00)	4,458.86	2,800.00	1,658.86	4,800.00
451	Interest	340.98	300.00	40.98	3,416.32	2,100.00	1,316.32	3,600.00
454	Sanctions/Fines	4,209.00	0.00	4,209.00	16,969.28	0.00	16,969.28	0.00
459	Miscellaneous Income	1,325.00	300.00	1,025.00	4,451.00	2,100.00	2,351.00	3,600.00
45901	Permit Fee Income	933.22	550.00	383.22	4,342.97	3,850.00	492.97	6,600.00
45914	Legal Fee Revenue	19,879.05	2,000.00	17,879.05	117,159.04	14,000.00	103,159.04	24,000.00
472	Recreation Event Income	0.00	0.00	0.00	1,087.00	0.00	1,087.00	0.00
<b>TOTAL Revenue</b>		<b>247,208.51</b>	<b>188,372.00</b>	<b>58,836.51</b>	<b>1,602,353.16</b>	<b>1,305,279.00</b>	<b>297,074.16</b>	<b>2,258,578.00</b>
<b>TOTAL Income</b>		<b>247,208.51</b>	<b>188,372.00</b>	<b>58,836.51</b>	<b>1,602,353.16</b>	<b>1,305,279.00</b>	<b>297,074.16</b>	<b>2,258,578.00</b>
<b>Expense</b>								
<b>Administrative</b>								
505	Onsite Services	67,468.66	71,162.70	3,694.04	496,915.69	511,693.70	14,778.01	904,062.00
536	Office Equipment	700.00	700.00	0.00	7,835.74	4,900.00	(2,935.74)	8,400.00
547	Uniforms	0.00	300.00	300.00	514.91	2,100.00	1,585.09	3,600.00
551	Advertising	0.00	445.00	445.00	753.25	3,115.00	2,361.75	5,340.00
553	Audit & Tax	0.00	1,300.00	1,300.00	0.00	1,300.00	1,300.00	3,900.00
561	Legal Fees - Collections	21,196.01	3,500.00	(17,696.01)	116,115.19	24,500.00	(91,615.19)	42,000.00
56101	Lien/Collection Costs	3,555.00	0.00	(3,555.00)	87,111.75	0.00	(87,111.75)	0.00
562	Legal Fees - Attorney	0.00	800.00	800.00	832.18	5,600.00	4,767.82	9,600.00
563	Licenses/Fees/Permits	1,593.18	1,126.67	(466.51)	6,338.58	7,886.69	1,548.11	13,520.00
564	Dues/Subscriptions	426.23	150.00	(276.23)	4,304.83	1,050.00	(3,254.83)	1,800.00
565	Community Management Fees	8,650.00	8,784.00	134.00	59,494.00	60,838.00	1,344.00	105,316.00
567	Meeting Expense	172.34	50.00	(122.34)	1,342.91	350.00	(992.91)	1,050.00
569	Office Supplies	651.14	1,800.00	1,148.86	14,776.59	7,800.00	(6,976.59)	11,700.00
571	Professional Fees	254.41	0.00	(254.41)	254.41	0.00	(254.41)	0.00
572	Postage	2,500.00	3,000.00	500.00	22,201.49	21,000.00	(1,201.49)	36,000.00
575	Social Events	22,080.50	32,125.00	10,044.50	66,220.31	67,875.00	1,654.69	118,100.00
57901	Mileage/Auto	918.98	1,000.00	81.02	6,959.69	7,000.00	40.31	12,000.00
590	Web Hosting	589.68	580.00	(9.68)	4,127.76	4,060.00	(67.76)	6,960.00
59401	Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	16,000.00

# Heartland Community Association

## Income Statement

### 01-Operating

Posted 7/1/2023 To 7/31/2023 11:59:00 PM

		Current Period 01-Operating			Year to Date 01-Operating			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
612	IT Support	0.00	0.00	0.00	(345.00)	0.00	345.00	0.00
<b>TOTAL Administrative</b>		<b>130,756.13</b>	<b>126,823.37</b>	<b>(3,932.76)</b>	<b>895,754.28</b>	<b>731,068.39</b>	<b>(164,685.89)</b>	<b>1,299,348.00</b>
<b>Contract Services</b>								
605	Janitor Contract	4,300.00	3,231.00	(1,069.00)	24,925.50	26,016.00	1,090.50	43,370.00
615	Refuse Removal	300.00	200.00	(100.00)	1,300.00	1,400.00	100.00	2,400.00
619	Landscape Contract	5,633.38	6,383.38	750.00	39,105.50	44,683.66	5,578.16	76,600.56
61908	Landscape - Additional	0.00	1,500.00	1,500.00	8,725.35	10,500.00	1,774.65	18,000.00
629	Pool Service	8,100.00	8,200.00	100.00	50,495.00	57,400.00	6,905.00	98,400.00
62903	Pool Monitor	50,250.00	50,250.00	0.00	209,000.00	158,750.00	(50,250.00)	209,000.00
637	Patrol Security Service	407.34	6,000.00	5,592.66	6,000.00	18,000.00	12,000.00	30,000.00
63707	Security/Alarm Monitoring	130.00	130.00	0.00	1,167.59	910.00	(257.59)	1,560.00
<b>TOTAL Contract Services</b>		<b>69,120.72</b>	<b>75,894.38</b>	<b>6,773.66</b>	<b>340,718.94</b>	<b>317,659.66</b>	<b>(23,059.28)</b>	<b>479,330.56</b>
<b>Expenses</b>								
59999	Outstanding Checks	0.00	0.00	0.00	(546.00)	0.00	546.00	0.00
<b>TOTAL Expenses</b>		<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(546.00)</b>	<b>0.00</b>	<b>546.00</b>	<b>0.00</b>
<b>Insurance</b>								
851	Insurance - D&O	1,322.86	1,318.75	(4.11)	9,377.49	8,440.00	(937.49)	15,033.75
855	Insurance - Excess Liability	8,804.82	8,123.21	(681.61)	59,965.84	52,243.97	(7,721.87)	92,859.98
856	Fire & EC Insurance	5,433.91	7,281.25	1,847.34	32,451.60	46,600.00	14,148.40	83,006.25
857	Insurance - Workers Compensation	84.17	37.00	(47.17)	424.19	259.00	(165.19)	471.75
<b>TOTAL Insurance</b>		<b>15,645.76</b>	<b>16,760.21</b>	<b>1,114.45</b>	<b>102,219.12</b>	<b>107,542.97</b>	<b>5,323.85</b>	<b>191,371.73</b>
<b>Other Expenses</b>								
899	Enhancements	10,101.52	288.75	(9,812.77)	26,985.74	24,964.25	(2,021.49)	26,408.00
<b>TOTAL Other Expenses</b>		<b>10,101.52</b>	<b>288.75</b>	<b>(9,812.77)</b>	<b>26,985.74</b>	<b>24,964.25</b>	<b>(2,021.49)</b>	<b>26,408.00</b>
<b>Parts &amp; Supplies</b>								
628	Fire & Safety Supplies	0.00	25.00	25.00	190.00	175.00	(15.00)	300.00
701	HVAC Supplies	0.00	125.00	125.00	301.43	875.00	573.57	1,500.00
707	Janitorial Supplies	1,320.10	900.00	(420.10)	7,105.97	6,300.00	(805.97)	10,800.00
709	Electrical Supplies	0.00	25.00	25.00	2,833.70	175.00	(2,658.70)	300.00
719	Pool Supplies/Chemicals	3,429.90	3,000.00	(429.90)	15,681.51	21,000.00	5,318.49	36,000.00
720	Tools & Equipment	0.00	30.00	30.00	691.71	210.00	(481.71)	360.00
<b>TOTAL Parts &amp; Supplies</b>		<b>4,750.00</b>	<b>4,105.00</b>	<b>(645.00)</b>	<b>26,804.32</b>	<b>28,735.00</b>	<b>1,930.68</b>	<b>49,260.00</b>
<b>Repairs &amp; Maintenance</b>								
61957	Irrigation Repairs	0.00	1,100.00	1,100.00	0.00	4,500.00	4,500.00	7,600.00
656	General Maintenance	104.71	400.00	295.29	15,612.15	12,800.00	(2,812.15)	14,800.00
675	Fitness Center Expense	0.00	360.00	360.00	0.00	2,520.00	2,520.00	4,320.00
68303	Furniture	0.00	300.00	300.00	30.80	2,100.00	2,069.20	3,600.00
689	Site Signage	0.00	62.00	62.00	1,181.24	434.00	(747.24)	744.00
697	Vehicle Maintenance	106.39	200.00	93.61	772.95	1,400.00	627.05	2,400.00
72001	Pool Repairs	886.95	400.00	(486.95)	2,269.84	2,800.00	530.16	4,800.00
<b>TOTAL Repairs &amp; Maintenance</b>		<b>1,098.05</b>	<b>2,822.00</b>	<b>1,723.95</b>	<b>19,866.98</b>	<b>26,554.00</b>	<b>6,687.02</b>	<b>38,264.00</b>
<b>Taxes</b>								

**Heartland Community Association**  
**Income Statement**  
**01-Operating**

Posted 7/1/2023 To 7/31/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
805 Real Estate Tax	0.00	0.00	0.00	14.70	6,500.00	6,485.30	6,500.00
<b>TOTAL Taxes</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>14.70</b>	<b>6,500.00</b>	<b>6,485.30</b>	<b>6,500.00</b>
<b>Utilities</b>							
573 Telephone	1,218.76	1,950.00	731.24	15,611.99	13,650.00	(1,961.99)	23,400.00
751 Electricity	8,166.32	6,000.00	(2,166.32)	41,697.88	42,000.00	302.12	72,000.00
75301 Gas Amenity Center	43.01	208.00	164.99	1,515.17	1,456.00	(59.17)	2,496.00
755 Water/Sewer	10,382.63	3,900.00	(6,482.63)	19,440.87	27,300.00	7,859.13	46,800.00
<b>TOTAL Utilities</b>	<b>19,810.72</b>	<b>12,058.00</b>	<b>(7,752.72)</b>	<b>78,265.91</b>	<b>84,406.00</b>	<b>6,140.09</b>	<b>144,696.00</b>
<b>TOTAL Expense</b>	<b>251,282.90</b>	<b>238,751.70</b>	<b>(12,531.20)</b>	<b>1,490,083.99</b>	<b>1,327,430.27</b>	<b>(162,653.72)</b>	<b>2,235,178.29</b>
<b>Net Operating Income/Loss</b>	<b>(4,074.39)</b>	<b>(50,379.70)</b>	<b>46,305.31</b>	<b>112,269.17</b>	<b>(22,151.27)</b>	<b>134,420.44</b>	<b>23,399.71</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	0.00	(13,650.00)	(13,650.00)	0.00	(23,400.00)
<b>TOTAL Transfer between Funds</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>0.00</b>	<b>(13,650.00)</b>	<b>(13,650.00)</b>	<b>0.00</b>	<b>(23,400.00)</b>
<b>TOTAL Transfers</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>0.00</b>	<b>(13,650.00)</b>	<b>(13,650.00)</b>	<b>0.00</b>	<b>(23,400.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>(6,024.39)</b>	<b>(52,329.70)</b>	<b>46,305.31</b>	<b>98,619.17</b>	<b>(35,801.27)</b>	<b>134,420.44</b>	<b>(0.29)</b>

# Heartland Community Association

## Income Statement

### 02-Townhome

Posted 7/1/2023 To 7/31/2023 11:59:00 PM

	Current Period 02-Townhome			Year to Date 02-Townhome			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	20,837.00	20,090.00	747.00	124,287.00	120,050.00	4,237.00	235,200.00
403 Builder Assessments	8,575.00	7,105.00	1,470.00	72,583.16	53,165.00	19,418.16	86,240.00
423 Bad Debt Expense	(5,321.60)	0.00	(5,321.60)	(5,321.60)	0.00	(5,321.60)	0.00
441 Late Fees	0.00	0.00	0.00	(10.00)	0.00	(10.00)	0.00
44101 Collection Fee Revenue	0.00	0.00	0.00	(205.00)	0.00	(205.00)	0.00
<b>TOTAL Revenue</b>	<b>24,090.40</b>	<b>27,195.00</b>	<b>(3,104.60)</b>	<b>191,333.56</b>	<b>173,215.00</b>	<b>18,118.56</b>	<b>321,440.00</b>
<b>TOTAL Income</b>	<b>24,090.40</b>	<b>27,195.00</b>	<b>(3,104.60)</b>	<b>191,333.56</b>	<b>173,215.00</b>	<b>18,118.56</b>	<b>321,440.00</b>
<b>Expense</b>							
<b>Expenses</b>							
514 Townhome Administrative Fee	0.00	200.00	200.00	0.00	1,400.00	1,400.00	2,400.00
57911 Townhome Miscellaneous Expense	0.00	1,192.00	1,192.00	1,629.00	8,344.00	6,715.00	14,303.00
61901 Townhome Landscape	1,136.00	3,223.00	2,087.00	7,887.02	20,361.00	12,473.98	37,976.00
65301 Townhome Building Repairs	0.00	500.00	500.00	0.00	3,500.00	3,500.00	6,000.00
665 Townhome Irrigation Repairs	0.00	350.00	350.00	0.00	2,450.00	2,450.00	4,200.00
75102 Townhome Electric	0.00	400.00	400.00	0.00	2,800.00	2,800.00	4,800.00
75801 Townhome Water	448.14	450.00	1.86	1,166.84	3,150.00	1,983.16	5,400.00
85301 Townhome Insurance	10,303.73	19,055.25	8,751.52	71,823.36	104,727.00	32,903.64	212,760.75
<b>TOTAL Expenses</b>	<b>11,887.87</b>	<b>25,370.25</b>	<b>13,482.38</b>	<b>82,506.22</b>	<b>146,732.00</b>	<b>64,225.78</b>	<b>287,839.75</b>
<b>TOTAL Expense</b>	<b>11,887.87</b>	<b>25,370.25</b>	<b>13,482.38</b>	<b>82,506.22</b>	<b>146,732.00</b>	<b>64,225.78</b>	<b>287,839.75</b>
<b>Net Operating Income/Loss</b>	<b>12,202.53</b>	<b>1,824.75</b>	<b>10,377.78</b>	<b>108,827.34</b>	<b>26,483.00</b>	<b>82,344.34</b>	<b>33,600.25</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	0.00	(19,600.00)	(19,600.00)	0.00	(33,600.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(19,600.00)</b>	<b>(19,600.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>TOTAL Transfers</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(19,600.00)</b>	<b>(19,600.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>9,402.53</b>	<b>(975.25)</b>	<b>10,377.78</b>	<b>89,227.34</b>	<b>6,883.00</b>	<b>82,344.34</b>	<b>0.25</b>

# Heartland Community Association

## Income Statement

### 03-Reserve

Posted 7/1/2023 To 7/31/2023 11:59:00 PM

	Current Period 03-Reserve			Year to Date 03-Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
432 Initial Reserve Contribution	1,425.00	0.00	1,425.00	8,800.00	0.00	8,800.00	0.00
451 Interest	3,108.34	0.00	3,108.34	18,163.47	0.00	18,163.47	0.00
<b>TOTAL Revenue</b>	<b>4,533.34</b>	<b>0.00</b>	<b>4,533.34</b>	<b>26,963.47</b>	<b>0.00</b>	<b>26,963.47</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>4,533.34</b>	<b>0.00</b>	<b>4,533.34</b>	<b>26,963.47</b>	<b>0.00</b>	<b>26,963.47</b>	<b>0.00</b>
<b>Expense</b>							
<b>Contract Services</b>							
629 Pool Service	0.00	0.00	0.00	13,512.22	0.00	(13,512.22)	0.00
<b>TOTAL Contract Services</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>13,512.22</b>	<b>0.00</b>	<b>(13,512.22)</b>	<b>0.00</b>
<b>Repairs &amp; Maintenance</b>							
68303 Furniture	0.00	0.00	0.00	3,408.00	0.00	(3,408.00)	0.00
72001 Pool Repairs	0.00	0.00	0.00	7,800.00	0.00	(7,800.00)	0.00
<b>TOTAL Repairs &amp; Maintenance</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>11,208.00</b>	<b>0.00</b>	<b>(11,208.00)</b>	<b>0.00</b>
<b>TOTAL Expense</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>24,720.22</b>	<b>0.00</b>	<b>(24,720.22)</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>4,533.34</b>	<b>0.00</b>	<b>4,533.34</b>	<b>2,243.25</b>	<b>0.00</b>	<b>2,243.25</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	1,950.00	1,950.00	0.00	13,650.00	13,650.00	0.00	23,400.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>13,650.00</b>	<b>13,650.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>TOTAL Transfers</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>13,650.00</b>	<b>13,650.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>Net Income/Loss After Transfers</b>	<b>6,483.34</b>	<b>1,950.00</b>	<b>4,533.34</b>	<b>15,893.25</b>	<b>13,650.00</b>	<b>2,243.25</b>	<b>23,400.00</b>

**Heartland Community Association**  
**Income Statement**  
**04-Townhome Reserve**

Posted 7/1/2023 To 7/31/2023 11:59:00 PM

	Current Period 04-Townhome Reserve			Year to Date 04-Townhome Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
451 Interest	12.86	0.00	12.86	55.63	0.00	55.63	0.00
<b>TOTAL Revenue</b>	<b>12.86</b>	<b>0.00</b>	<b>12.86</b>	<b>55.63</b>	<b>0.00</b>	<b>55.63</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>12.86</b>	<b>0.00</b>	<b>12.86</b>	<b>55.63</b>	<b>0.00</b>	<b>55.63</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>12.86</b>	<b>0.00</b>	<b>12.86</b>	<b>55.63</b>	<b>0.00</b>	<b>55.63</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	2,800.00	2,800.00	0.00	19,600.00	19,600.00	0.00	33,600.00
<b>TOTAL Transfer between Funds</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>19,600.00</b>	<b>19,600.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>TOTAL Transfers</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>19,600.00</b>	<b>19,600.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>Net Income/Loss After Transfers</b>	<b>2,812.86</b>	<b>2,800.00</b>	<b>12.86</b>	<b>19,655.63</b>	<b>19,600.00</b>	<b>55.63</b>	<b>33,600.00</b>

# YTD Income Statement

Posted 7/1/2023 To 7/31/2023 11:59:00 PM

Friday, August 18, 2023

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## Heartland Community Association 01-Operating

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	146,698.00	151,495.00	151,815.87	155,308.00	155,103.00	155,798.00	155,637.50	0.00	0.00	0.00	0.00	0.00	1,071,855.37
403 Builder Assessments	23,710.40	21,118.69	21,657.40	19,763.58	20,960.60	18,739.56	19,108.95	0.00	0.00	0.00	0.00	0.00	145,059.18
416 Rental Income	3,200.00	2,450.00	4,100.00	4,126.00	1,574.00	3,000.00	2,400.00	0.00	0.00	0.00	0.00	0.00	20,850.00
423 Bad Debt Expense	(141.80)	0.00	0.00	79,408.43	3,033.67	(40,147.39)	36,285.22	0.00	0.00	0.00	0.00	0.00	78,438.13
42301 Bad Debt Recovery	0.00	0.00	0.00	2,715.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,715.40
432 Initial Reserve Contribution	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
434 Working Capital	9,900.00	1,200.00	4,000.00	5,900.00	4,600.00	4,300.00	5,400.00	0.00	0.00	0.00	0.00	0.00	35,300.00
441 Late Fees	1,668.10	(1,159.00)	6,631.50	5,385.00	3,365.00	1,080.00	(860.41)	0.00	0.00	0.00	0.00	0.00	16,110.19
44101 Collection Fee Revenue	9,847.00	(239.59)	22,212.29	26,607.26	11,353.29	7,835.17	2,525.00	0.00	0.00	0.00	0.00	0.00	80,140.42
44106 Delinquency Interest	0.00	0.00	25.00	50.00	0.00	0.00	(75.00)	0.00	0.00	0.00	0.00	0.00	0.00
44503 Sponsorship	0.00	2,136.00	468.00	2,018.00	(263.14)	0.00	100.00	0.00	0.00	0.00	0.00	0.00	4,458.86
451 Interest	371.51	388.31	770.79	698.41	517.97	328.35	340.98	0.00	0.00	0.00	0.00	0.00	3,416.32
454 Sanctions/Fines	1,800.54	2,365.00	382.00	3,617.74	10,424.25	(5,829.25)	4,209.00	0.00	0.00	0.00	0.00	0.00	16,969.28
459 Miscellaneous Income	246.00	75.00	125.00	425.00	830.00	1,425.00	1,325.00	0.00	0.00	0.00	0.00	0.00	4,451.00
45901 Permit Fee Income	275.00	125.00	250.00	1,167.55	300.55	1,291.65	933.22	0.00	0.00	0.00	0.00	0.00	4,342.97
45914 Legal Fee Revenue	16,897.39	3,789.51	8,534.62	51,788.84	9,050.01	7,219.62	19,879.05	0.00	0.00	0.00	0.00	0.00	117,159.04
472 Recreation Event Income	1,087.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,087.00
TOTAL Revenue	215,559.14	183,743.92	220,972.47	358,979.21	220,849.20	155,040.71	247,208.51	0.00	0.00	0.00	0.00	0.00	1,602,353.16
Transfer between Funds													
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	0.00	0.00	0.00	0.00	0.00	(13,650.00)
TOTAL Transfer between Funds	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	0.00	0.00	0.00	0.00	0.00	(13,650.00)
TOTAL INCOME	213,609.14	181,793.92	219,022.47	357,029.21	218,899.20	153,090.71	245,258.51	0.00	0.00	0.00	0.00	0.00	1,588,703.16
EXPENSES													
Administrative													
505 Onsite Services	69,460.14	69,717.83	74,624.64	61,826.67	82,782.15	71,035.60	67,468.66	0.00	0.00	0.00	0.00	0.00	496,915.69
536 Office Equipment	717.24	717.24	717.24	3,549.54	717.24	717.24	700.00	0.00	0.00	0.00	0.00	0.00	7,835.74
547 Uniforms	514.91	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	514.91
551 Advertising	0.00	681.25	0.00	0.00	72.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	753.25



# YTD Income Statement

Posted 7/1/2023 To 7/31/2023 11:59:00 PM

Friday, August 18, 2023

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## Heartland Community Association 01-Operating

	January	February	March	April	May	June	July	August	September	October	November	December	Total
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
561 Legal Fees - Collections	12,874.29	7,903.09	7,743.02	48,137.16	12,323.33	5,938.29	21,196.01	0.00	0.00	0.00	0.00	0.00	116,115.19
56101 Lien/Collection Costs	9,847.00	1,653.00	24,750.00	22,675.46	20,014.96	4,616.33	3,555.00	0.00	0.00	0.00	0.00	0.00	87,111.75
562 Legal Fees - Attorney	0.00	0.00	83.15	131.33	0.00	617.70	0.00	0.00	0.00	0.00	0.00	0.00	832.18
563 Licenses/Fees/Permits	676.47	553.34	322.58	502.55	909.83	1,780.63	1,593.18	0.00	0.00	0.00	0.00	0.00	6,338.58
564 Dues/Subscriptions	227.29	236.41	236.45	2,589.77	266.23	322.45	426.23	0.00	0.00	0.00	0.00	0.00	4,304.83
565 Community Management Fees	8,350.00	8,394.00	8,432.00	8,464.00	8,602.00	8,602.00	8,650.00	0.00	0.00	0.00	0.00	0.00	59,494.00
567 Meeting Expense	0.00	481.05	0.00	306.75	253.09	129.68	172.34	0.00	0.00	0.00	0.00	0.00	1,342.91
569 Office Supplies	2,889.54	3,520.71	2,175.89	1,472.32	1,291.13	2,775.86	651.14	0.00	0.00	0.00	0.00	0.00	14,776.59
571 Professional Fees	0.00	0.00	0.00	0.00	0.00	0.00	254.41	0.00	0.00	0.00	0.00	0.00	254.41
572 Postage	4,086.86	2,682.64	3,831.35	584.14	4,406.41	4,110.09	2,500.00	0.00	0.00	0.00	0.00	0.00	22,201.49
575 Social Events	1,332.28	10,955.91	2,478.71	7,258.86	21,875.15	238.90	22,080.50	0.00	0.00	0.00	0.00	0.00	66,220.31
57901 Mileage/Auto	1,380.02	855.00	415.65	1,111.87	1,449.00	829.17	918.98	0.00	0.00	0.00	0.00	0.00	6,959.69
590 Web Hosting	589.68	589.68	589.68	589.68	589.68	589.68	589.68	0.00	0.00	0.00	0.00	0.00	4,127.76
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
612 IT Support	0.00	(345.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(345.00)
<b>TOTAL Administrative</b>	<b>112,945.72</b>	<b>108,596.15</b>	<b>126,400.36</b>	<b>159,200.10</b>	<b>155,552.20</b>	<b>102,303.62</b>	<b>130,756.13</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>895,754.28</b>
<b>Contract Services</b>													
605 Janitor Contract	1,716.00	792.00	7,417.50	3,750.00	3,750.00	3,200.00	4,300.00	0.00	0.00	0.00	0.00	0.00	24,925.50
615 Refuse Removal	200.00	200.00	100.00	200.00	100.00	200.00	300.00	0.00	0.00	0.00	0.00	0.00	1,300.00
619 Landscape Contract	5,469.30	5,469.30	5,633.38	5,633.38	5,633.38	5,633.38	5,633.38	0.00	0.00	0.00	0.00	0.00	39,105.50
61908 Landscape - Additional	0.00	0.00	8,725.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,725.35
629 Pool Service	6,095.00	6,000.00	6,000.00	0.00	8,100.00	16,200.00	8,100.00	0.00	0.00	0.00	0.00	0.00	50,495.00
62903 Pool Monitor	8,000.00	0.00	0.00	50,250.00	50,000.00	50,500.00	50,250.00	0.00	0.00	0.00	0.00	0.00	209,000.00
637 Patrol Security Service	0.00	0.00	0.00	0.00	6,000.00	(407.34)	407.34	0.00	0.00	0.00	0.00	0.00	6,000.00
63707 Security/Alarm Monitoring	512.59	105.00	105.00	105.00	105.00	105.00	130.00	0.00	0.00	0.00	0.00	0.00	1,167.59
<b>TOTAL Contract Services</b>	<b>21,992.89</b>	<b>12,566.30</b>	<b>27,981.23</b>	<b>59,938.38</b>	<b>73,688.38</b>	<b>75,431.04</b>	<b>69,120.72</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>340,718.94</b>
<b>Expenses</b>													
59999 Outstanding Checks	0.00	0.00	0.00	0.00	0.00	(546.00)	0.00	0.00	0.00	0.00	0.00	0.00	(546.00)

# YTD Income Statement

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## Heartland Community Association 01-Operating

	January	February	March	April	May	June	July	August	September	October	November	December	Total
<b>TOTAL Expenses</b>	0.00	0.00	0.00	0.00	0.00	(546.00)	0.00	0.00	0.00	0.00	0.00	0.00	(546.00)
<b>Insurance</b>													
851 Insurance - D&O	1,381.58	1,381.58	0.00	2,645.75	1,322.86	1,322.86	1,322.86	0.00	0.00	0.00	0.00	0.00	9,377.49
855 Insurance - Excess Liability	6,452.13	11,807.70	6,452.13	8,839.02	8,805.22	8,804.82	8,804.82	0.00	0.00	0.00	0.00	0.00	59,985.84
856 Fire & EC Insurance	5,355.57	0.00	5,355.57	5,433.93	5,433.91	5,438.71	5,433.91	0.00	0.00	0.00	0.00	0.00	32,451.60
857 Insurance - Workers Compensation	29.17	29.17	29.17	84.17	84.17	84.17	84.17	0.00	0.00	0.00	0.00	0.00	424.19
<b>TOTAL Insurance</b>	13,218.45	13,218.45	11,836.87	17,002.87	15,646.16	15,650.56	15,645.76	0.00	0.00	0.00	0.00	0.00	102,219.12
<b>Other Expenses</b>													
899 Enhancements	0.00	0.00	8,421.52	3,242.20	0.00	5,220.50	10,101.52	0.00	0.00	0.00	0.00	0.00	26,985.74
<b>TOTAL Other Expenses</b>	0.00	0.00	8,421.52	3,242.20	0.00	5,220.50	10,101.52	0.00	0.00	0.00	0.00	0.00	26,985.74
<b>Parts &amp; Supplies</b>													
628 Fire & Safety Supplies	190.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	190.00
701 HVAC Supplies	0.00	0.00	44.12	0.00	257.31	0.00	0.00	0.00	0.00	0.00	0.00	0.00	301.43
707 Janitorial Supplies	590.03	975.15	1,067.58	846.46	837.85	1,468.80	1,320.10	0.00	0.00	0.00	0.00	0.00	7,105.97
709 Electrical Supplies	181.52	1,187.49	861.06	229.95	253.77	109.91	0.00	0.00	0.00	0.00	0.00	0.00	2,833.70
719 Pool Supplies/Chemicals	49.98	104.96	1,491.71	6,001.62	1,139.00	3,464.34	3,429.90	0.00	0.00	0.00	0.00	0.00	15,681.51
720 Tools & Equipment	251.24	145.81	10.83	0.00	232.77	51.06	0.00	0.00	0.00	0.00	0.00	0.00	691.71
<b>TOTAL Parts &amp; Supplies</b>	1,272.77	2,413.41	3,475.30	7,078.03	2,720.70	5,094.11	4,750.00	0.00	0.00	0.00	0.00	0.00	26,804.32
<b>Repairs &amp; Maintenance</b>													
61957 Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
656 General Maintenance	2,879.55	1,999.52	835.68	5,469.26	1,650.43	2,673.00	104.71	0.00	0.00	0.00	0.00	0.00	15,612.15
675 Fitness Center Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
68303 Furniture	0.00	0.00	0.00	0.00	30.80	0.00	0.00	0.00	0.00	0.00	0.00	0.00	30.80
688 Site Signage	0.00	0.00	0.00	486.32	677.84	17.08	0.00	0.00	0.00	0.00	0.00	0.00	1,181.24
697 Vehicle Maintenance	156.93	95.92	80.65	93.46	141.47	98.13	106.39	0.00	0.00	0.00	0.00	0.00	772.95
72001 Pool Repairs	72.89	0.00	0.00	540.00	0.00	770.00	886.95	0.00	0.00	0.00	0.00	0.00	2,269.84
<b>TOTAL Repairs &amp; Maintenance</b>	3,109.37	2,095.44	916.33	6,589.04	2,500.54	3,558.21	1,098.05	0.00	0.00	0.00	0.00	0.00	19,866.98
<b>Taxes</b>													
805 Real Estate Tax	14.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.70
<b>TOTAL Taxes</b>	14.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.70

# YTD Income Statement

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Friday, August 18, 2023

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## Heartland Community Association

### 01-Operating

	January	February	March	April	May	June	July	August	September	October	November	December	Total
<b>Utilities</b>													
573 Telephone	2,331.71	2,110.17	1,620.40	2,292.47	2,279.26	3,759.22	1,218.76	0.00	0.00	0.00	0.00	0.00	15,611.99
751 Electricity	5,630.03	3,940.28	4,293.00	4,384.40	8,970.65	6,313.20	8,166.32	0.00	0.00	0.00	0.00	0.00	41,697.88
75301 Gas Amenity Center	218.04	1,024.00	749.93	133.00	(706.42)	53.61	43.01	0.00	0.00	0.00	0.00	0.00	1,515.17
755 Water/Sewer	886.47	5,498.74	158.75	821.71	(1,687.42)	3,379.99	10,382.63	0.00	0.00	0.00	0.00	0.00	19,440.87
<b>TOTAL Utilities</b>	<b>9,066.25</b>	<b>12,573.19</b>	<b>6,822.08</b>	<b>7,631.58</b>	<b>8,856.07</b>	<b>13,506.02</b>	<b>19,810.72</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>78,265.91</b>
<b>TOTAL EXPENSES</b>	<b>161,620.15</b>	<b>151,462.94</b>	<b>185,853.69</b>	<b>260,682.20</b>	<b>258,964.05</b>	<b>220,218.06</b>	<b>251,282.90</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,490,083.99</b>
Excess Revenue / Expense	51,988.99	30,330.98	33,168.78	96,347.01	(40,064.85)	(67,127.35)	(6,024.39)	0.00	0.00	0.00	0.00	0.00	98,619.17

**YTD Income Statement**

Friday, August 18, 2023

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Posted 7/1/2023 To 7/31/2023 11:59:00 PM

**Heartland Community Association  
02-Townhome**

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	16,588.00	16,588.00	16,588.00	16,588.00	17,936.00	19,162.00	20,837.00	0.00	0.00	0.00	0.00	0.00	124,287.00
403 Builder Assessments	8,085.00	12,953.36	9,800.00	14,304.80	10,290.00	8,575.00	8,575.00	0.00	0.00	0.00	0.00	0.00	72,583.16
423 Bad Debt Expense	0.00	0.00	0.00	0.00	0.00	0.00	(5,321.60)	0.00	0.00	0.00	0.00	0.00	(5,321.60)
441 Late Fees	0.00	0.00	0.00	(10.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(10.00)
44101 Collection Fee Revenue	(130.00)	0.00	(75.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(205.00)
<b>TOTAL Revenue</b>	<b>24,543.00</b>	<b>29,541.36</b>	<b>26,313.00</b>	<b>30,882.80</b>	<b>28,226.00</b>	<b>27,737.00</b>	<b>24,090.40</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>191,333.56</b>
Transfer between Funds													
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	0.00	0.00	0.00	0.00	0.00	(19,600.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(19,600.00)</b>
<b>TOTAL INCOME</b>	<b>21,743.00</b>	<b>26,741.36</b>	<b>23,513.00</b>	<b>28,082.80</b>	<b>25,426.00</b>	<b>24,937.00</b>	<b>21,290.40</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>171,733.56</b>
<b>EXPENSES</b>													
Expenses													
514 Townhome Administrative Fee	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
57911 Townhome Miscellaneous Expense	0.00	0.00	0.00	1,629.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,629.00
61901 Townhome Landscape	1,103.11	1,103.11	1,136.20	1,136.20	1,136.20	1,136.20	1,136.00	0.00	0.00	0.00	0.00	0.00	7,867.02
65301 Townhome Building Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
665 Townhome Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75102 Townhome Electric	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75801 Townhome Water	808.85	36.30	124.00	133.35	(716.84)	333.04	448.14	0.00	0.00	0.00	0.00	0.00	1,166.84
85301 Townhome Insurance	10,202.83	10,202.83	10,202.83	9,175.29	9,175.29	12,560.56	10,303.73	0.00	0.00	0.00	0.00	0.00	71,823.36
<b>TOTAL Expenses</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</b>	<b>12,073.84</b>	<b>9,594.65</b>	<b>14,029.80</b>	<b>11,887.87</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>82,506.22</b>
<b>TOTAL EXPENSES</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</b>	<b>12,073.84</b>	<b>9,594.65</b>	<b>14,029.80</b>	<b>11,887.87</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>82,506.22</b>
Excess Revenue / Expense	9,628.21	15,399.12	12,049.97	16,008.96	15,831.35	10,907.20	9,402.53	0.00	0.00	0.00	0.00	0.00	89,227.34

# YTD Income Statement

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Friday, August 18, 2023

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## Heartland Community Association 03-Reserve

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
432 Initial Reserve Contribution	2,475.00	300.00	975.00	1,425.00	1,150.00	1,050.00	1,425.00	0.00	0.00	0.00	0.00	0.00	8,800.00
451 Interest	1,142.01	2,684.77	1,260.58	3,990.89	2,993.85	2,983.03	3,108.34	0.00	0.00	0.00	0.00	0.00	18,163.47
<b>TOTAL Revenue</b>	<b>3,617.01</b>	<b>2,984.77</b>	<b>2,235.58</b>	<b>5,415.89</b>	<b>4,143.85</b>	<b>4,033.03</b>	<b>4,533.34</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>26,963.47</b>
Transfer between Funds													
498 Reserve Fund Transfer	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	0.00	0.00	0.00	0.00	0.00	13,650.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>13,650.00</b>
<b>TOTAL INCOME</b>	<b>5,567.01</b>	<b>4,934.77</b>	<b>4,185.58</b>	<b>7,365.89</b>	<b>6,093.85</b>	<b>5,983.03</b>	<b>6,483.34</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>40,613.47</b>
EXPENSES													
Contract Services													
629 Pool Service	0.00	0.00	0.00	0.00	0.00	13,512.22	0.00	0.00	0.00	0.00	0.00	0.00	13,512.22
<b>TOTAL Contract Services</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>13,512.22</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>13,512.22</b>
Repairs & Maintenance													
68303 Furniture	0.00	0.00	0.00	0.00	0.00	3,408.00	0.00	0.00	0.00	0.00	0.00	0.00	3,408.00
72001 Pool Repairs	0.00	0.00	0.00	0.00	0.00	7,800.00	0.00	0.00	0.00	0.00	0.00	0.00	7,800.00
<b>TOTAL Repairs &amp; Maintenance</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>11,208.00</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>11,208.00</b>
<b>TOTAL EXPENSES</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>24,720.22</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>24,720.22</b>
Excess Revenue / Expense	5,567.01	4,934.77	4,185.58	7,365.89	6,093.85	(18,737.19)	6,483.34	0.00	0.00	0.00	0.00	0.00	15,893.25

# YTD Income Statement

Posted 7/1/2023 To 7/31/2023 11:59:00 PM

Friday, August 18, 2023

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## Heartland Community Association 04-Townhome Reserve

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
451 Interest	1.63	1.60	7.35	8.52	11.09	12.58	12.86	0.00	0.00	0.00	0.00	0.00	55.63
TOTAL Revenue	1.63	1.60	7.35	8.52	11.09	12.58	12.86	0.00	0.00	0.00	0.00	0.00	55.63
Transfer between Funds													
498 Reserve Fund Transfer	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	0.00	0.00	0.00	0.00	0.00	19,600.00
TOTAL Transfer between Funds	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	0.00	0.00	0.00	0.00	0.00	19,600.00
TOTAL INCOME	2,801.63	2,801.60	2,807.35	2,808.52	2,811.09	2,812.58	2,812.86	0.00	0.00	0.00	0.00	0.00	19,655.63
Excess Revenue / Expense	2,801.63	2,801.60	2,807.35	2,808.52	2,811.09	2,812.58	2,812.86	0.00	0.00	0.00	0.00	0.00	19,655.63

# Heartland Community Association

Professionally Managed by:

**CCMC**

August 2023



**CCMC**

*Now **this** feels like home.<sup>®</sup>*

# Consolidate Balance Sheet - all departments

Wednesday, September 20, 2023

8:53

Posted 08/31/2023

## Heartland Community Association Consolidated

	08/2023	07/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
1001	Cash - OP AAB	232,311.52	86,521.75	145,789.77
100101	Cash - Townhome OP CKG AAB	218,086.29	100,000.00	118,086.29
100305	Cash - INTAKE AAB	5,000.13	5,000.03	0.10
1005	Cash - Debit Card ckg AAB	5,000.00	0.00	5,000.00
101	Cash - OP PWB	54,887.63	48,623.25	6,264.38
10101	Cash - Townhome OP CKG PWB	36.25	75,164.05	(75,127.80)
10302	Cash - OP SVG MM Oakwood	95,042.28	94,667.50	374.78
10305	Cash - INTAKE PWB	5,198.47	4,935.52	262.95
10306	Cash - OP MM Modern Bank	150,000.00	150,000.00	0.00
10404	Operating - ICS Modern Bank	53,224.77	52,654.37	570.40
105	Cash - Debit Card PWB	3,127.00	4,300.61	(1,173.61)
1002	Cash - RSV MM AAB	44,021.94	35,001.00	9,020.94
1007	Cash - RSV Townhome MM AAB	24,870.43	15,000.43	9,870.00
102	Cash - RSV MM TX Cap	248,334.17	247,822.01	512.16
10201	Cash - RSV MM Modern Bank	100,000.00	100,000.00	0.00
10202	Cash - RSV MM PWB	2.29	4,752.27	(4,749.98)
104	Reserve 3M CD Veritex	85,374.82	84,333.25	1,041.57
10401	Reserve - 6M CD Veritex	85,172.47	84,091.49	1,080.98
10402	Reserve - 9M CD Veritex	84,969.48	84,194.89	774.59
10403	Reserve - 6M CD Bank 34	107,418.37	107,200.74	217.63
10405	Reserve - ICS MM Modern Bank	153,477.63	151,948.61	1,529.02
107	Cash - RSV Townhome MM PWB	3.40	7,060.76	(7,057.36)
	<u>Total Cash</u>	<u>1,755,559.34</u>	<u>1,543,272.53</u>	<u>212,286.81</u>
	<u>Accounts Receivable</u>			
111	Accounts Receivable	897,050.75	508,078.70	388,972.05
112	AR Other	7,920.43	289.00	7,631.43
114	Due from other Departments	5,085.00	4,295.00	790.00
119	Allowance for Doubtful Accounts	(324,430.06)	(293,196.77)	(31,233.29)
	<u>Total Accounts Receivable</u>	<u>585,626.12</u>	<u>219,465.93</u>	<u>366,160.19</u>
	<u>Other Assets</u>			
133	Prepaid Insurance	185,026.15	207,420.90	(22,394.75)
134	Prepaid Expense	4,394.59	4,625.40	(230.81)
18501	Accrued Interest Receivable	427.99	2,339.44	(1,911.45)
	<u>Total Other Assets</u>	<u>189,848.73</u>	<u>214,385.74</u>	<u>(24,537.01)</u>
	<u>Total Assets</u>	<u>2,531,034.19</u>	<u>1,977,124.20</u>	<u>553,909.99</u>
<b>Liabilities &amp; Equity</b>				



# Consolidate Balance Sheet - all departments

Wednesday, September 20, 2023

8:53

Posted 08/31/2023

## Heartland Community Association Consolidated

	08/2023	07/2023	Net Change	
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	27,823.82	26,955.94	867.88
211	Accounts Payable	6,893.77	2,027.35	4,866.42
212	Accounts Payable - Other	15,132.40	14,412.15	720.25
213	Unearned Assessments	874,391.26	0.00	874,391.26
214	Prepaid Assessments	70,137.09	397,292.95	(327,155.86)
21401	Due to Management Company	1,746.00	1,496.00	250.00
22101	Insurance Claims Pending	25,966.66	25,966.66	0.00
224	Due to other Departments	5,085.00	4,295.00	790.00
	<u>Total Current Liabilities</u>	<u>1,027,176.00</u>	<u>472,446.05</u>	<u>554,729.95</u>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	6,410.00	4,900.00	1,510.00
	<u>Total Other Liabilities</u>	<u>6,410.00</u>	<u>4,900.00</u>	<u>1,510.00</u>
<u>Equity</u>				
309	Equity	1,276,382.76	1,276,382.76	0.00
	Net Income (Loss)	221,065.43	223,395.39	(2,329.96)
	<u>Total Equity</u>	<u>1,497,448.19</u>	<u>1,499,778.15</u>	<u>(2,329.96)</u>
	<u>Total Liabilities &amp; Equity</u>	<u>2,531,034.19</u>	<u>1,977,124.20</u>	<u>553,909.99</u>

Individual Balance Sheets for each department

Wednesday, September 20, 2023

8:53

Posted 08/31/2023

Heartland Community Association

01-Operating

	08/2023	07/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
1001	Cash - OP AAB	231,780.52	81,484.51	150,296.01
100305	Cash - INTAKE AAB	5,000.13	5,000.03	0.10
1005	Cash - Debit Card ckg AAB	5,000.00	0.00	5,000.00
101	Cash - OP PWB	279,607.85	251,905.59	27,702.26
10302	Cash - OP SVG MM Oakwood	94,667.50	94,667.50	0.00
10305	Cash - INTAKE PWB	5,198.47	4,935.52	262.95
105	Cash - Debit Card PWB	3,127.00	4,300.61	(1,173.61)
	<u>Total Cash</u>	<u>624,381.47</u>	<u>442,293.76</u>	<u>182,087.71</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	874,188.12	491,163.02	383,025.10
112	AR Other	7,920.43	289.00	7,631.43
114	Due from other Departments	5,085.00	2,870.00	2,215.00
119	Allowance for Doubtful Accounts	(324,430.06)	(293,196.77)	(31,233.29)
	<u>Total Accounts Receivable</u>	<u>562,763.49</u>	<u>201,125.25</u>	<u>361,638.24</u>
<u>Other Assets</u>				
133	Prepaid Insurance	109,345.30	124,991.06	(15,645.76)
134	Prepaid Expense	4,394.59	4,625.40	(230.81)
	<u>Total Other Assets</u>	<u>113,739.89</u>	<u>129,616.46</u>	<u>(15,876.57)</u>
	<u>Total Assets</u>	<u>1,300,884.85</u>	<u>773,035.47</u>	<u>527,849.38</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	26,635.26	25,521.20	1,114.06
211	Accounts Payable	4,641.77	2,027.35	2,614.42
212	Accounts Payable - Other	15,132.40	14,412.15	720.25
213	Unearned Assessments	874,391.26	0.00	874,391.26
214	Prepaid Assessments	69,565.09	396,720.95	(327,155.86)
21401	Due to Management Company	1,746.00	1,496.00	250.00
22101	Insurance Claims Pending	25,966.66	25,966.66	0.00
224	Due to other Departments	0.00	1,425.00	(1,425.00)
	<u>Total Current Liabilities</u>	<u>1,018,078.44</u>	<u>467,569.31</u>	<u>550,509.13</u>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	6,410.00	4,900.00	1,510.00
	<u>Total Other Liabilities</u>	<u>6,410.00</u>	<u>4,900.00</u>	<u>1,510.00</u>
<u>Equity</u>				
309	Equity	201,946.99	201,946.99	0.00
	Net Income (Loss)	74,449.42	98,619.17	(24,169.75)
	<u>Total Equity</u>	<u>276,396.41</u>	<u>300,566.16</u>	<u>(24,169.75)</u>

Posted 08/31/2023

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Heartland Community Association

01-Operating

	08/2023	07/2023	Net Change
<b>Liabilities &amp; Equity</b>			
<i>Total Liabilities &amp; Equity</i>	<u>1,300,884.85</u>	<u>773,035.47</u>	<u>527,849.38</u>

Posted 08/31/2023

## Heartland Community Association

## 02-Townhome

		08/2023	07/2023	Net Change
<b>Assets</b>				
<u>Cash</u>				
1001	Cash - OP AAB	531.00	5,037.24	(4,506.24)
100101	Cash - Townhome OP CKG AAB	218,086.29	100,000.00	118,086.29
101	Cash - OP PWB	0.00	21,437.88	(21,437.88)
10101	Cash - Townhome OP CKG PWB	36.25	75,164.05	(75,127.80)
	<u>Total Cash</u>	<u>218,653.54</u>	<u>201,639.17</u>	<u>17,014.37</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	22,862.63	16,915.68	5,946.95
	<u>Total Accounts Receivable</u>	<u>22,862.63</u>	<u>16,915.68</u>	<u>5,946.95</u>
<u>Other Assets</u>				
133	Prepaid Insurance	75,680.85	82,429.84	(6,748.99)
	<u>Total Other Assets</u>	<u>75,680.85</u>	<u>82,429.84</u>	<u>(6,748.99)</u>
	<u>Total Assets</u>	<u>317,197.02</u>	<u>300,984.69</u>	<u>16,212.33</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	1,188.56	1,434.74	(246.18)
211	Accounts Payable	2,252.00	0.00	2,252.00
214	Prepaid Assessments	572.00	572.00	0.00
224	Due to other Departments	5,085.00	2,870.00	2,215.00
	<u>Total Current Liabilities</u>	<u>9,097.56</u>	<u>4,876.74</u>	<u>4,220.82</u>
<u>Equity</u>				
309	Equity	206,880.61	206,880.61	0.00
	Net Income (Loss)	101,218.85	89,227.34	11,991.51
	<u>Total Equity</u>	<u>308,099.46</u>	<u>296,107.95</u>	<u>11,991.51</u>
	<u>Total Liabilities &amp; Equity</u>	<u>317,197.02</u>	<u>300,984.69</u>	<u>16,212.33</u>

Posted 08/31/2023

Heartland Community Association

03-Reserve

	08/2023	07/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	(224,720.22)	(224,720.22)	0.00
10302	Cash - OP SVG MM Oakwood	374.78	0.00	374.78
10306	Cash - OP MM Modern Bank	150,000.00	150,000.00	0.00
10404	Operating - ICS Modern Bank	53,224.77	52,654.37	570.40
1002	Cash - RSV MM AAB	44,021.94	35,001.00	9,020.94
102	Cash - RSV MM TX Cap	248,334.17	247,822.01	512.16
10201	Cash - RSV MM Modern Bank	100,000.00	100,000.00	0.00
10202	Cash - RSV MM PWB	2.29	4,752.27	(4,749.98)
104	Reserve 3M CD Veritex	85,374.82	84,333.25	1,041.57
10401	Reserve - 6M CD Veritex	85,172.47	84,091.49	1,080.98
10402	Reserve - 9M CD Veritex	84,969.48	84,194.89	774.59
10403	Reserve - 6M CD Bank 34	107,418.37	107,200.74	217.63
10405	Reserve - ICS MM Modern Bank	153,477.63	151,948.61	1,529.02
	<u>Total Cash</u>	<u>887,650.50</u>	<u>877,278.41</u>	<u>10,372.09</u>
<u>Accounts Receivable</u>				
114	Due from other Departments	0.00	1,425.00	(1,425.00)
	<u>Total Accounts Receivable</u>	<u>0.00</u>	<u>1,425.00</u>	<u>(1,425.00)</u>
<u>Other Assets</u>				
18501	Accrued Interest Receivable	427.99	2,339.44	(1,911.45)
	<u>Total Other Assets</u>	<u>427.99</u>	<u>2,339.44</u>	<u>(1,911.45)</u>
	<u>Total Assets</u>	<u>888,078.49</u>	<u>881,042.85</u>	<u>7,035.64</u>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	865,149.60	865,149.60	0.00
	Net Income (Loss)	22,928.89	15,893.25	7,035.64
	<u>Total Equity</u>	<u>888,078.49</u>	<u>881,042.85</u>	<u>7,035.64</u>
	<u>Total Liabilities &amp; Equity</u>	<u>888,078.49</u>	<u>881,042.85</u>	<u>7,035.64</u>

Posted 08/31/2023

**Heartland Community Association  
04-Townhome Reserve**

	08/2023	07/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
1007	Cash - RSV Townhome MM AAB	24,870.43	15,000.43	9,870.00
107	Cash - RSV Townhome MM PWB	3.40	7,060.76	(7,057.36)
	<u>Total Cash</u>	<u>24,873.83</u>	<u>22,061.19</u>	<u>2,812.64</u>
	<u>Total Assets</u>	<u>24,873.83</u>	<u>22,061.19</u>	<u>2,812.64</u>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	2,405.56	2,405.56	0.00
	Net Income (Loss)	22,468.27	19,655.63	2,812.64
	<u>Total Equity</u>	<u>24,873.83</u>	<u>22,061.19</u>	<u>2,812.64</u>
	<u>Total Liabilities &amp; Equity</u>	<u>24,873.83</u>	<u>22,061.19</u>	<u>2,812.64</u>

Balance Sheet by Fund (column format)

Posted 08/31/2023

Heartland Community Association

	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<b>Assets</b>				
<b>Cash</b>				
Cash - OP AAB	231,780.52	531.00		232,311.52
Cash - Townhome OP CKG A/		218,086.29		218,086.29
Cash - INTAKE AAB	5,000.13			5,000.13
Cash - Debit Card ckg AAB	5,000.00			5,000.00
Cash - OP PWB	279,607.85		(224,720.22)	54,887.63
Cash - Townhome OP CKG P/		36.25		36.25
Cash - OP SVG MM Oakwood	94,667.50		374.78	95,042.28
Cash - INTAKE PWB	5,198.47			5,198.47
Cash - OP MM Modern Bank			150,000.00	150,000.00
Operating - ICS Modern Bank			53,224.77	53,224.77
Cash - Debit Card PWB	3,127.00			3,127.00
Cash - RSV MM AAB			44,021.94	44,021.94
Cash - RSV Townhome MM A/			24,870.43	24,870.43
Cash - RSV MM TX Cap			248,334.17	248,334.17
Cash - RSV MM Modern Bank			100,000.00	100,000.00
Cash - RSV MM PWB			2.29	2.29
Reserve 3M CD Veritex			85,374.82	85,374.82
Reserve - 6M CD Veritex			85,172.47	85,172.47
Reserve - 9M CD Veritex			84,969.48	84,969.48
Reserve - 6M CD Bank 34			107,418.37	107,418.37
Reserve - ICS MM Modern Bar			153,477.63	153,477.63
Cash - RSV Townhome MM P/			3.40	3.40
<b>Total Cash</b>	<b>624,381.47</b>	<b>218,653.54</b>	<b>887,650.50</b>	<b>1,755,559.34</b>
<b>Accounts Receivable</b>				
Accounts Receivable	874,188.12	22,862.63		897,050.75
AR Other	7,920.43			7,920.43
Due from other Departments	5,085.00			5,085.00
Allowance for Doubtful Accou	(824,430.06)			(324,430.06)
<b>Total Accounts Receivable</b>	<b>562,763.49</b>	<b>22,862.63</b>		<b>585,626.12</b>

# Balance Sheet by Fund (column format)

Wednesday, September 20, 2023 8:53

Posted 08/31/2023

## Heartland Community Association

	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<b>Assets</b>				
Other Assets				
Prepaid Insurance	109,345.30	75,680.85		185,026.15
Prepaid Expense	4,394.59			4,394.59
Accrued Interest Receivable			427.99	427.99
<u>Total Other Assets</u>	<u>113,739.89</u>	<u>75,680.85</u>	<u>427.99</u>	<u>189,848.73</u>
<u>Total Assets</u>	<u>1,300,884.85</u>	<u>317,197.02</u>	<u>888,078.49</u>	<u>24,873.83</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
Accrued Expense	26,635.26	1,188.56		27,823.82
Accounts Payable	4,641.77	2,252.00		6,893.77
Accounts Payable - Other	15,132.40			15,132.40
Unearned Assessments	874,391.26			874,391.26
Prepaid Assessments	69,565.09	572.00		70,137.09
Due to Management Company	1,746.00			1,746.00
Insurance Claims Pending	25,966.66			25,966.66
Due to other Departments		5,085.00		5,085.00
<u>Total Current Liabilities</u>	<u>1,018,078.44</u>	<u>9,097.56</u>		<u>1,027,176.00</u>
<u>Other Liabilities</u>				
Facility Rental Deposit	6,410.00			6,410.00
<u>Total Other Liabilities</u>	<u>6,410.00</u>			<u>6,410.00</u>
<u>Equity</u>				
Equity	201,946.99	206,880.61	865,149.60	1,276,382.76
Net Income (Loss)	74,449.42	101,218.85	22,928.89	221,065.43
<u>Total Equity</u>	<u>276,396.41</u>	<u>308,099.46</u>	<u>888,078.49</u>	<u>1,497,448.19</u>
<u>Total Liabilities &amp; Equity</u>	<u>1,300,884.85</u>	<u>317,197.02</u>	<u>888,078.49</u>	<u>24,873.83</u>



# Heartland Community Association

## Income Statement

### 01-Operating

Posted 8/1/2023 To 8/31/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	160,084.17	156,251.00	3,833.17	1,231,939.54	1,229,344.00	2,595.54	1,861,728.00
403 Builder Assessments	16,420.08	23,903.00	(7,482.92)	161,479.26	197,989.00	(36,509.74)	297,250.00
416 Rental Income	3,200.00	1,500.00	1,700.00	24,050.00	12,000.00	12,050.00	18,000.00
423 Bad Debt Expense	(31,233.29)	(5,000.00)	(26,233.29)	47,204.84	(40,000.00)	87,204.84	(60,000.00)
42301 Bad Debt Recovery	0.00	0.00	0.00	2,715.40	0.00	2,715.40	0.00
432 Initial Reserve Contribution	0.00	450.00	(450.00)	0.00	3,600.00	(3,600.00)	5,400.00
434 Working Capital	3,500.00	1,800.00	1,700.00	38,800.00	14,400.00	24,400.00	21,600.00
441 Late Fees	(550.00)	1,000.00	(1,550.00)	15,560.19	8,000.00	7,560.19	12,000.00
44101 Collection Fee Revenue	7,751.33	5,000.00	2,751.33	87,891.75	40,000.00	47,891.75	60,000.00
44503 Sponsorship	0.00	400.00	(400.00)	4,458.86	3,200.00	1,258.86	4,800.00
451 Interest	4.65	300.00	(295.35)	3,420.97	2,400.00	1,020.97	3,600.00
454 Sanctions/Fines	5,975.00	0.00	5,975.00	22,944.28	0.00	22,944.28	0.00
459 Miscellaneous Income	275.00	300.00	(25.00)	4,726.00	2,400.00	2,326.00	3,600.00
45901 Permit Fee Income	0.00	550.00	(550.00)	4,342.97	4,400.00	(57.03)	6,600.00
45914 Legal Fee Revenue	4,948.73	2,000.00	2,948.73	122,107.77	16,000.00	106,107.77	24,000.00
472 Recreation Event Income	0.00	0.00	0.00	1,087.00	0.00	1,087.00	0.00
<b>TOTAL Revenue</b>	<b>170,375.67</b>	<b>188,454.00</b>	<b>(18,078.33)</b>	<b>1,772,728.83</b>	<b>1,493,733.00</b>	<b>278,995.83</b>	<b>2,258,578.00</b>
<b>TOTAL Income</b>	<b>170,375.67</b>	<b>188,454.00</b>	<b>(18,078.33)</b>	<b>1,772,728.83</b>	<b>1,493,733.00</b>	<b>278,995.83</b>	<b>2,258,578.00</b>
<b>Expense</b>							
<b>Administrative</b>							
505 Onsite Services	68,950.73	77,940.10	8,989.37	565,866.42	589,633.80	23,767.38	904,062.00
536 Office Equipment	734.48	700.00	(34.48)	8,570.22	5,600.00	(2,970.22)	8,400.00
547 Uniforms	0.00	300.00	300.00	514.91	2,400.00	1,885.09	3,600.00
551 Advertising	600.00	445.00	(155.00)	1,353.25	3,560.00	2,206.75	5,340.00
553 Audit & Tax	0.00	1,300.00	1,300.00	0.00	2,600.00	2,600.00	3,900.00
561 Legal Fees - Collections	9,489.59	3,500.00	(5,989.59)	125,604.78	28,000.00	(97,604.78)	42,000.00
56101 Lien/Collection Costs	780.00	0.00	(780.00)	87,891.75	0.00	(87,891.75)	0.00
562 Legal Fees - Attorney	0.00	800.00	800.00	832.18	6,400.00	5,567.82	9,600.00
563 Licenses/Fees/Permits	1,244.33	1,126.67	(117.66)	7,582.91	9,013.36	1,430.45	13,520.00
564 Dues/Subscriptions	281.21	150.00	(131.21)	4,586.04	1,200.00	(3,386.04)	1,800.00
565 Community Management Fees	8,664.00	8,788.00	124.00	68,158.00	69,626.00	1,468.00	105,316.00
567 Meeting Expense	0.00	50.00	50.00	1,342.91	400.00	(942.91)	1,050.00
569 Office Supplies	1,476.41	700.00	(776.41)	16,253.00	8,500.00	(7,753.00)	11,700.00
571 Professional Fees	0.00	0.00	0.00	254.41	0.00	(254.41)	0.00
572 Postage	2,824.58	3,000.00	175.42	25,026.07	24,000.00	(1,026.07)	36,000.00
575 Social Events	4,978.06	6,875.00	1,896.94	71,198.37	74,750.00	3,551.63	118,100.00
57901 Mileage/Auto	738.62	1,000.00	261.38	7,698.31	8,000.00	301.69	12,000.00
590 Web Hosting	589.68	580.00	(9.68)	4,717.44	4,640.00	(77.44)	6,960.00
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	16,000.00
612 IT Support	0.00	0.00	0.00	(345.00)	0.00	345.00	0.00

# Heartland Community Association

## Income Statement

### 01-Operating

Posted 8/1/2023 To 8/31/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>TOTAL Administrative</b>	<b>101,351.69</b>	<b>107,254.77</b>	<b>5,903.08</b>	<b>997,105.97</b>	<b>838,323.16</b>	<b>(158,782.81)</b>	<b>1,299,348.00</b>
<b>Contract Services</b>							
605 Janitor Contract	3,750.00	3,231.00	(519.00)	28,675.50	29,247.00	571.50	43,370.00
615 Refuse Removal	100.00	200.00	100.00	1,400.00	1,600.00	200.00	2,400.00
619 Landscape Contract	5,633.38	6,383.38	750.00	44,738.88	51,067.04	6,328.16	76,600.56
61908 Landscape - Additional	0.00	1,500.00	1,500.00	8,725.35	12,000.00	3,274.65	18,000.00
629 Pool Service	8,400.00	8,200.00	(200.00)	58,895.00	65,600.00	6,705.00	98,400.00
62903 Pool Monitor	0.00	50,250.00	50,250.00	209,000.00	209,000.00	0.00	209,000.00
637 Patrol Security Service	22,115.64	6,000.00	(16,115.64)	28,115.64	24,000.00	(4,115.64)	30,000.00
63707 Security/Alarm Monitoring	0.00	130.00	130.00	1,167.59	1,040.00	(127.59)	1,560.00
<b>TOTAL Contract Services</b>	<b>39,999.02</b>	<b>75,894.38</b>	<b>35,895.36</b>	<b>380,717.96</b>	<b>393,554.04</b>	<b>12,836.08</b>	<b>479,330.56</b>
<b>Expenses</b>							
59999 Outstanding Checks	0.00	0.00	0.00	(546.00)	0.00	546.00	0.00
<b>TOTAL Expenses</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(546.00)</b>	<b>0.00</b>	<b>546.00</b>	<b>0.00</b>
<b>Insurance</b>							
851 Insurance - D&O	1,322.86	1,318.75	(4.11)	10,700.35	9,758.75	(941.60)	15,033.75
855 Insurance - Excess Liability	8,817.97	8,123.21	(694.76)	68,783.81	60,367.18	(8,416.63)	92,859.98
856 Fire & EC Insurance	5,433.91	7,281.25	1,847.34	37,885.51	53,881.25	15,995.74	83,006.25
857 Insurance - Workers Compensation	84.17	37.00	(47.17)	508.36	296.00	(212.36)	471.75
<b>TOTAL Insurance</b>	<b>15,658.91</b>	<b>16,760.21</b>	<b>1,101.30</b>	<b>117,878.03</b>	<b>124,303.18</b>	<b>6,425.15</b>	<b>191,371.73</b>
<b>Other Expenses</b>							
899 Enhancements	0.00	288.75	288.75	26,985.74	25,253.00	(1,732.74)	26,408.00
<b>TOTAL Other Expenses</b>	<b>0.00</b>	<b>288.75</b>	<b>288.75</b>	<b>26,985.74</b>	<b>25,253.00</b>	<b>(1,732.74)</b>	<b>26,408.00</b>
<b>Parts &amp; Supplies</b>							
628 Fire & Safety Supplies	0.00	25.00	25.00	190.00	200.00	10.00	300.00
701 HVAC Supplies	0.00	125.00	125.00	301.43	1,000.00	698.57	1,500.00
707 Janitorial Supplies	1,402.09	900.00	(502.09)	8,508.06	7,200.00	(1,308.06)	10,800.00
709 Electrical Supplies	300.87	25.00	(275.87)	3,134.57	200.00	(2,934.57)	300.00
719 Pool Supplies/Chemicals	10,338.36	3,000.00	(7,338.36)	26,019.87	24,000.00	(2,019.87)	36,000.00
720 Tools & Equipment	234.79	30.00	(204.79)	926.50	240.00	(686.50)	360.00
<b>TOTAL Parts &amp; Supplies</b>	<b>12,276.11</b>	<b>4,105.00</b>	<b>(8,171.11)</b>	<b>39,080.43</b>	<b>32,840.00</b>	<b>(6,240.43)</b>	<b>49,260.00</b>
<b>Repairs &amp; Maintenance</b>							
61957 Irrigation Repairs	163.90	1,100.00	936.10	163.90	5,600.00	5,436.10	7,600.00
656 General Maintenance	2,114.24	400.00	(1,714.24)	17,726.39	13,200.00	(4,526.39)	14,800.00
675 Fitness Center Expense	0.00	360.00	360.00	0.00	2,880.00	2,880.00	4,320.00
68303 Furniture	676.00	300.00	(376.00)	706.80	2,400.00	1,693.20	3,600.00
689 Site Signage	0.00	62.00	62.00	1,181.24	496.00	(685.24)	744.00
697 Vehicle Maintenance	141.44	200.00	58.56	914.39	1,600.00	685.61	2,400.00
72001 Pool Repairs	0.00	400.00	400.00	2,269.84	3,200.00	930.16	4,800.00
<b>TOTAL Repairs &amp; Maintenance</b>	<b>3,095.58</b>	<b>2,822.00</b>	<b>(273.58)</b>	<b>22,962.56</b>	<b>29,376.00</b>	<b>6,413.44</b>	<b>38,264.00</b>
<b>Taxes</b>							
805 Real Estate Tax	0.00	0.00	0.00	14.70	6,500.00	6,485.30	6,500.00

**Heartland Community Association**  
**Income Statement**  
**01-Operating**

Posted 8/1/2023 To 8/31/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
TOTAL Taxes	0.00	0.00	0.00	14.70	6,500.00	6,485.30	6,500.00
Utilities							
573 Telephone	2,527.18	1,950.00	(577.18)	18,139.17	15,600.00	(2,539.17)	23,400.00
751 Electricity	5,541.41	6,000.00	458.59	47,239.29	48,000.00	760.71	72,000.00
75301 Gas Amenity Center	94.88	208.00	113.12	1,610.05	1,664.00	53.95	2,496.00
755 Water/Sewer	12,050.64	3,900.00	(8,150.64)	31,491.51	31,200.00	(291.51)	46,800.00
TOTAL Utilities	20,214.11	12,058.00	(8,156.11)	98,480.02	96,464.00	(2,016.02)	144,696.00
TOTAL Expense	192,595.42	219,183.10	26,587.68	1,682,679.41	1,546,613.38	(136,066.03)	2,235,178.29
Net Operating Income/Loss	(22,219.75)	(30,729.10)	8,509.35	90,049.42	(52,880.38)	142,929.80	23,399.71
Transfers							
Transfer between Funds							
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	0.00	(15,600.00)	(15,600.00)	0.00	(23,400.00)
TOTAL Transfer between Funds	(1,950.00)	(1,950.00)	0.00	(15,600.00)	(15,600.00)	0.00	(23,400.00)
TOTAL Transfers	(1,950.00)	(1,950.00)	0.00	(15,600.00)	(15,600.00)	0.00	(23,400.00)
Net Income/Loss After Transfers	(24,169.75)	(32,679.10)	8,509.35	74,449.42	(68,480.38)	142,929.80	(0.29)

# Heartland Community Association

## Income Statement

### 02-Townhome

Posted 8/1/2023 To 8/31/2023 11:59:00 PM

	Current Period 02-Townhome			Year to Date 02-Townhome			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	22,104.00	21,070.00	1,034.00	146,391.00	141,120.00	5,271.00	235,200.00
403 Builder Assessments	6,440.00	6,125.00	315.00	79,023.16	59,290.00	19,733.16	86,240.00
423 Bad Debt Expense	0.00	0.00	0.00	(5,321.60)	0.00	(5,321.60)	0.00
441 Late Fees	0.00	0.00	0.00	(10.00)	0.00	(10.00)	0.00
44101 Collection Fee Revenue	0.00	0.00	0.00	(205.00)	0.00	(205.00)	0.00
451 Interest	36.25	0.00	36.25	36.25	0.00	36.25	0.00
<b>TOTAL Revenue</b>	<b>28,580.25</b>	<b>27,195.00</b>	<b>1,385.25</b>	<b>219,913.81</b>	<b>200,410.00</b>	<b>19,503.81</b>	<b>321,440.00</b>
<b>TOTAL Income</b>	<b>28,580.25</b>	<b>27,195.00</b>	<b>1,385.25</b>	<b>219,913.81</b>	<b>200,410.00</b>	<b>19,503.81</b>	<b>321,440.00</b>
<b>Expense</b>							
<b>Expenses</b>							
514 Townhome Administrative Fee	0.00	200.00	200.00	0.00	1,600.00	1,600.00	2,400.00
57911 Townhome Miscellaneous Expense	0.00	1,192.00	1,192.00	1,629.00	9,536.00	7,907.00	14,303.00
61901 Townhome Landscape	1,136.40	3,323.00	2,186.60	9,023.42	23,684.00	14,660.58	37,976.00
65301 Townhome Building Repairs	0.00	500.00	500.00	0.00	4,000.00	4,000.00	6,000.00
665 Townhome Irrigation Repairs	0.00	350.00	350.00	0.00	2,800.00	2,800.00	4,200.00
75102 Townhome Electric	0.00	400.00	400.00	0.00	3,200.00	3,200.00	4,800.00
75801 Townhome Water	(190.43)	450.00	640.43	976.41	3,600.00	2,623.59	5,400.00
85301 Townhome Insurance	12,842.77	19,905.75	7,062.98	84,666.13	124,632.75	39,966.62	212,760.75
<b>TOTAL Expenses</b>	<b>13,788.74</b>	<b>26,320.75</b>	<b>12,532.01</b>	<b>96,294.96</b>	<b>173,052.75</b>	<b>76,757.79</b>	<b>287,839.75</b>
<b>TOTAL Expense</b>	<b>13,788.74</b>	<b>26,320.75</b>	<b>12,532.01</b>	<b>96,294.96</b>	<b>173,052.75</b>	<b>76,757.79</b>	<b>287,839.75</b>
<b>Net Operating Income/Loss</b>	<b>14,791.51</b>	<b>874.25</b>	<b>13,917.26</b>	<b>123,618.85</b>	<b>27,357.25</b>	<b>96,261.60</b>	<b>33,600.25</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	0.00	(22,400.00)	(22,400.00)	0.00	(33,600.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(22,400.00)</b>	<b>(22,400.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>TOTAL Transfers</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(22,400.00)</b>	<b>(22,400.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>11,991.51</b>	<b>(1,925.75)</b>	<b>13,917.26</b>	<b>101,218.85</b>	<b>4,957.25</b>	<b>96,261.60</b>	<b>0.25</b>

# Heartland Community Association

## Income Statement

### 03-Reserve

Posted 8/1/2023 To 8/31/2023 11:59:00 PM

	Current Period 03-Reserve			Year to Date 03-Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
432 Initial Reserve Contribution	875.00	0.00	875.00	9,675.00	0.00	9,675.00	0.00
451 Interest	4,210.64	0.00	4,210.64	22,374.11	0.00	22,374.11	0.00
<b>TOTAL Revenue</b>	<b>5,085.64</b>	<b>0.00</b>	<b>5,085.64</b>	<b>32,049.11</b>	<b>0.00</b>	<b>32,049.11</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>5,085.64</b>	<b>0.00</b>	<b>5,085.64</b>	<b>32,049.11</b>	<b>0.00</b>	<b>32,049.11</b>	<b>0.00</b>
<b>Expense</b>							
<b>Contract Services</b>							
629 Pool Service	0.00	0.00	0.00	13,512.22	0.00	(13,512.22)	0.00
<b>TOTAL Contract Services</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>13,512.22</b>	<b>0.00</b>	<b>(13,512.22)</b>	<b>0.00</b>
<b>Repairs &amp; Maintenance</b>							
68303 Furniture	0.00	0.00	0.00	3,408.00	0.00	(3,408.00)	0.00
72001 Pool Repairs	0.00	0.00	0.00	7,800.00	0.00	(7,800.00)	0.00
<b>TOTAL Repairs &amp; Maintenance</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>11,208.00</b>	<b>0.00</b>	<b>(11,208.00)</b>	<b>0.00</b>
<b>TOTAL Expense</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>24,720.22</b>	<b>0.00</b>	<b>(24,720.22)</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>5,085.64</b>	<b>0.00</b>	<b>5,085.64</b>	<b>7,328.89</b>	<b>0.00</b>	<b>7,328.89</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	1,950.00	1,950.00	0.00	15,600.00	15,600.00	0.00	23,400.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>15,600.00</b>	<b>15,600.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>TOTAL Transfers</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>15,600.00</b>	<b>15,600.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>Net Income/Loss After Transfers</b>	<b>7,035.64</b>	<b>1,950.00</b>	<b>5,085.64</b>	<b>22,928.89</b>	<b>15,600.00</b>	<b>7,328.89</b>	<b>23,400.00</b>

**Heartland Community Association**  
**Income Statement**  
**04-Townhome Reserve**  
 Posted 8/1/2023 To 8/31/2023 11:59:00 PM

	Current Period 04-Townhome Reserve			Year to Date 04-Townhome Reserve			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
451 Interest	12.64	0.00	12.64	68.27	0.00	68.27	0.00
<b>TOTAL Revenue</b>	<b>12.64</b>	<b>0.00</b>	<b>12.64</b>	<b>68.27</b>	<b>0.00</b>	<b>68.27</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>12.64</b>	<b>0.00</b>	<b>12.64</b>	<b>68.27</b>	<b>0.00</b>	<b>68.27</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>12.64</b>	<b>0.00</b>	<b>12.64</b>	<b>68.27</b>	<b>0.00</b>	<b>68.27</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	2,800.00	2,800.00	0.00	22,400.00	22,400.00	0.00	33,600.00
<b>TOTAL Transfer between Funds</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>22,400.00</b>	<b>22,400.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>TOTAL Transfers</b>	<b>2,800.00</b>	<b>2,800.00</b>	<b>0.00</b>	<b>22,400.00</b>	<b>22,400.00</b>	<b>0.00</b>	<b>33,600.00</b>
<b>Net Income/Loss After Transfers</b>	<b>2,812.64</b>	<b>2,800.00</b>	<b>12.64</b>	<b>22,468.27</b>	<b>22,400.00</b>	<b>68.27</b>	<b>33,600.00</b>

# YTD Income Statement

Wednesday, September 20, 2023

8:53

Posted 8/1/2023 To 8/31/2023 11:59:00 PM

## Heartland Community Association 01-Operating

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	146,698.00	151,495.00	151,815.87	155,308.00	155,103.00	155,798.00	155,637.50	160,084.17	0.00	0.00	0.00	0.00	1,231,939.54
403 Builder Assessments	23,710.40	21,118.69	21,657.40	19,763.58	20,960.60	18,739.56	19,108.95	16,420.08	0.00	0.00	0.00	0.00	161,479.26
416 Rental Income	3,200.00	2,450.00	4,100.00	4,126.00	1,574.00	3,000.00	2,400.00	3,200.00	0.00	0.00	0.00	0.00	24,050.00
423 Bad Debt Expense	(141.80)	0.00	0.00	79,408.43	3,033.67	(40,147.39)	36,285.22	(31,233.29)	0.00	0.00	0.00	0.00	47,204.84
42301 Bad Debt Recovery	0.00	0.00	0.00	2,715.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,715.40
432 Initial Reserve Contribution	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
434 Working Capital	9,900.00	1,200.00	4,000.00	5,900.00	4,600.00	4,300.00	5,400.00	3,500.00	0.00	0.00	0.00	0.00	38,800.00
441 Late Fees	1,668.10	(1,159.00)	6,631.50	5,385.00	3,365.00	1,080.00	(860.41)	(550.00)	0.00	0.00	0.00	0.00	15,560.19
44101 Collection Fee Revenue	9,847.00	(239.59)	22,212.29	26,607.26	11,353.29	7,835.17	2,525.00	7,751.33	0.00	0.00	0.00	0.00	87,891.75
44106 Delinquency Interest	0.00	0.00	25.00	50.00	0.00	0.00	(75.00)	0.00	0.00	0.00	0.00	0.00	0.00
44503 Sponsorship	0.00	2,136.00	468.00	2,018.00	(263.14)	0.00	100.00	0.00	0.00	0.00	0.00	0.00	4,458.86
451 Interest	371.51	388.31	770.79	698.41	517.97	328.35	340.98	4.65	0.00	0.00	0.00	0.00	3,420.97
454 Sanctions/Fines	1,800.54	2,365.00	382.00	3,617.74	10,424.25	(5,829.25)	4,209.00	5,975.00	0.00	0.00	0.00	0.00	22,944.28
459 Miscellaneous Income	246.00	75.00	125.00	425.00	830.00	1,425.00	1,325.00	275.00	0.00	0.00	0.00	0.00	4,726.00
45901 Permit Fee Income	275.00	125.00	250.00	1,167.55	300.55	1,291.65	933.22	0.00	0.00	0.00	0.00	0.00	4,342.97
45914 Legal Fee Revenue	16,897.39	3,789.51	8,534.62	51,788.84	9,050.01	7,219.62	19,879.05	4,948.73	0.00	0.00	0.00	0.00	122,107.77
472 Recreation Event Income	1,087.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,087.00
TOTAL Revenue	215,558.14	183,743.92	220,972.47	358,979.21	220,849.20	155,040.71	247,208.51	170,375.67	0.00	0.00	0.00	0.00	1,772,728.83
Transfer between Funds													
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	0.00	0.00	0.00	0.00	(15,600.00)
TOTAL Transfer between Funds	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	0.00	0.00	0.00	0.00	(15,600.00)
TOTAL INCOME	213,609.14	181,793.92	219,022.47	357,029.21	218,899.20	153,090.71	245,258.51	168,425.67	0.00	0.00	0.00	0.00	1,757,128.83
EXPENSES													
Administrative													
505 Onsite Services	69,460.14	69,717.83	74,624.64	61,826.67	82,782.15	71,035.60	67,468.66	68,950.73	0.00	0.00	0.00	0.00	565,866.42
536 Office Equipment	717.24	717.24	717.24	3,549.54	717.24	717.24	700.00	734.48	0.00	0.00	0.00	0.00	8,570.22
547 Uniforms	514.91	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	514.91
551 Advertising	0.00	681.25	0.00	0.00	72.00	0.00	0.00	600.00	0.00	0.00	0.00	0.00	1,353.25

**YTD Income Statement**

Posted 8/1/2023 To 8/31/2023 11:59:00 PM

Wednesday, September 20, 2023

8:53

**Heartland Community Association**

**01-Operating**

	January	February	March	April	May	June	July	August	September	October	November	December	Total
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
561 Legal Fees - Collections	12,874.29	7,903.09	7,743.02	48,137.16	12,323.33	5,938.29	21,196.01	9,489.59	0.00	0.00	0.00	0.00	125,604.78
56101 Lien/Collection Costs	9,847.00	1,653.00	24,750.00	22,675.46	20,014.96	4,616.33	3,555.00	780.00	0.00	0.00	0.00	0.00	87,891.75
562 Legal Fees - Attorney	0.00	0.00	83.15	131.33	0.00	617.70	0.00	0.00	0.00	0.00	0.00	0.00	832.18
563 Licenses/Fees/Permits	676.47	553.34	322.58	502.55	909.83	1,780.63	1,593.18	1,244.33	0.00	0.00	0.00	0.00	7,582.91
564 Dues/Subscriptions	227.29	236.41	236.45	2,589.77	286.23	322.45	426.23	281.21	0.00	0.00	0.00	0.00	4,586.04
565 Community Management Fees	8,350.00	8,394.00	8,432.00	8,464.00	8,602.00	8,602.00	8,650.00	8,664.00	0.00	0.00	0.00	0.00	68,158.00
567 Meeting Expense	0.00	481.05	0.00	306.75	253.09	129.68	172.34	0.00	0.00	0.00	0.00	0.00	1,342.91
569 Office Supplies	2,889.54	3,520.71	2,175.89	1,472.32	1,291.13	2,775.86	651.14	1,476.41	0.00	0.00	0.00	0.00	16,253.00
571 Professional Fees	0.00	0.00	0.00	0.00	0.00	0.00	254.41	0.00	0.00	0.00	0.00	0.00	254.41
572 Postage	4,086.86	2,682.64	3,831.35	584.14	4,406.41	4,110.09	2,500.00	2,824.58	0.00	0.00	0.00	0.00	25,026.07
575 Social Events	1,332.28	10,955.91	2,478.71	7,258.86	21,875.15	238.90	22,080.50	4,978.06	0.00	0.00	0.00	0.00	71,198.37
57901 Mileage/Auto	1,380.02	855.00	415.65	1,111.87	1,449.00	829.17	918.98	738.62	0.00	0.00	0.00	0.00	7,698.31
590 Web Hosting	589.68	589.68	589.68	589.68	589.68	589.68	589.68	589.68	0.00	0.00	0.00	0.00	4,717.44
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
612 IT Support	0.00	(345.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(345.00)
<b>TOTAL Administrative</b>	<b>112,945.72</b>	<b>108,596.15</b>	<b>126,400.36</b>	<b>159,200.10</b>	<b>155,552.20</b>	<b>102,303.62</b>	<b>130,756.13</b>	<b>101,351.69</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>997,105.97</b>
<b>Contract Services</b>													
605 Janitor Contract	1,716.00	792.00	7,417.50	3,750.00	3,750.00	3,200.00	4,300.00	3,750.00	0.00	0.00	0.00	0.00	28,675.50
615 Refuse Removal	200.00	200.00	100.00	200.00	100.00	200.00	300.00	100.00	0.00	0.00	0.00	0.00	1,400.00
619 Landscape Contract	5,489.30	5,469.30	5,633.38	5,633.38	5,633.38	5,633.38	5,633.38	5,633.38	0.00	0.00	0.00	0.00	44,738.88
61908 Landscape - Additional	0.00	0.00	8,725.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,725.35
629 Pool Service	6,095.00	6,000.00	6,000.00	0.00	8,100.00	16,200.00	8,100.00	8,400.00	0.00	0.00	0.00	0.00	58,895.00
62903 Pool Monitor	8,000.00	0.00	0.00	50,250.00	50,000.00	50,500.00	50,250.00	0.00	0.00	0.00	0.00	0.00	209,000.00
637 Patrol Security Service	0.00	0.00	0.00	0.00	6,000.00	(407.34)	407.34	22,115.64	0.00	0.00	0.00	0.00	28,115.64
63707 Security/Alarm Monitoring	512.59	105.00	105.00	105.00	105.00	105.00	130.00	0.00	0.00	-0.00	0.00	0.00	1,167.59
<b>TOTAL Contract Services</b>	<b>21,992.89</b>	<b>12,566.30</b>	<b>27,981.23</b>	<b>59,938.38</b>	<b>73,688.38</b>	<b>75,431.04</b>	<b>69,120.72</b>	<b>39,999.02</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>380,717.96</b>
<b>Expenses</b>													
59999 Outstanding Checks	0.00	0.00	0.00	0.00	0.00	(546.00)	0.00	0.00	0.00	0.00	0.00	0.00	(546.00)



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**Heartland Community Association  
01-Operating**

	January	February	March	April	May	June	July	August	September	October	November	December	Total
<b>TOTAL Expenses</b>	0.00	0.00	0.00	0.00	0.00	(546.00)	0.00	0.00	0.00	0.00	0.00	0.00	(546.00)
<b>Insurance</b>													
851 Insurance - D&O	1,381.58	1,381.58	0.00	2,645.75	1,322.86	1,322.86	1,322.86	1,322.86	0.00	0.00	0.00	0.00	10,700.35
855 Insurance - Excess Liability	6,452.13	11,807.70	6,452.13	8,839.02	8,805.22	8,804.82	8,804.82	8,817.97	0.00	0.00	0.00	0.00	68,783.81
856 Fire & EC Insurance	5,355.57	0.00	5,355.57	5,433.93	5,433.91	5,438.71	5,433.91	5,433.91	0.00	0.00	0.00	0.00	37,885.51
857 Insurance - Workers Compensation	29.17	29.17	29.17	84.17	84.17	84.17	84.17	84.17	0.00	0.00	0.00	0.00	508.36
<b>TOTAL Insurance</b>	13,218.45	13,218.45	11,836.87	17,002.87	15,646.16	15,650.56	15,645.76	15,658.91	0.00	0.00	0.00	0.00	117,878.03
<b>Other Expenses</b>													
899 Enhancements	0.00	0.00	8,421.52	3,242.20	0.00	5,220.50	10,101.52	0.00	0.00	0.00	0.00	0.00	26,985.74
<b>TOTAL Other Expenses</b>	0.00	0.00	8,421.52	3,242.20	0.00	5,220.50	10,101.52	0.00	0.00	0.00	0.00	0.00	26,985.74
<b>Parts &amp; Supplies</b>													
628 Fire & Safety Supplies	190.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	190.00
701 HVAC Supplies	0.00	0.00	44.12	0.00	257.31	0.00	0.00	0.00	0.00	0.00	0.00	0.00	301.43
707 Janitorial Supplies	590.03	975.15	1,067.58	846.46	837.85	1,468.80	1,320.10	1,402.09	0.00	0.00	0.00	0.00	8,508.06
709 Electrical Supplies	181.52	1,187.49	861.06	229.95	253.77	109.91	0.00	300.87	0.00	0.00	0.00	0.00	3,134.57
719 Pool Supplies/Chemicals	49.98	104.96	1,491.71	6,001.62	1,139.00	3,464.34	3,429.90	10,338.36	0.00	0.00	0.00	0.00	26,019.87
720 Tools & Equipment	251.24	145.81	10.83	0.00	232.77	51.06	0.00	234.79	0.00	0.00	0.00	0.00	926.50
<b>TOTAL Parts &amp; Supplies</b>	1,272.77	2,413.41	3,475.30	7,078.03	2,720.70	5,094.11	4,750.00	12,276.11	0.00	0.00	0.00	0.00	39,080.43
<b>Repairs &amp; Maintenance</b>													
61957 Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	163.90	0.00	0.00	0.00	0.00	163.90
656 General Maintenance	2,879.55	1,999.52	835.68	5,469.26	1,650.43	2,673.00	104.71	2,114.24	0.00	0.00	0.00	0.00	17,726.39
675 Fitness Center Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
66303 Furniture	0.00	0.00	0.00	0.00	30.80	0.00	0.00	676.00	0.00	0.00	0.00	0.00	706.80
689 Site Signage	0.00	0.00	0.00	486.32	677.84	17.08	0.00	0.00	0.00	0.00	0.00	0.00	1,181.24
697 Vehicle Maintenance	156.93	95.92	80.65	93.46	141.47	98.13	106.39	141.44	0.00	0.00	0.00	0.00	914.39
72001 Pool Repairs	72.89	0.00	0.00	540.00	0.00	770.00	886.95	0.00	0.00	0.00	0.00	0.00	2,269.84
<b>TOTAL Repairs &amp; Maintenance</b>	3,109.37	2,095.44	916.33	6,588.04	2,500.54	3,558.21	1,098.05	3,095.58	0.00	0.00	0.00	0.00	22,962.56
<b>Taxes</b>													
805 Real Estate Tax	14.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.70
<b>TOTAL Taxes</b>	14.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.70

# YTD Income Statement

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## Heartland Community Association 01-Operating

	January	February	March	April	May	June	July	August	September	October	November	December	Total
<b>Utilities</b>													
573 Telephone	2,331.71	2,110.17	1,620.40	2,292.47	2,279.26	3,759.22	1,218.76	2,527.18	0.00	0.00	0.00	0.00	18,139.17
751 Electricity	5,630.03	3,940.28	4,293.00	4,384.40	8,970.65	6,313.20	8,166.32	5,541.41	0.00	0.00	0.00	0.00	47,239.29
75301 Gas Amenity Center	218.04	1,024.00	749.93	133.00	(706.42)	53.61	43.01	94.88	0.00	0.00	0.00	0.00	1,610.05
755 Water/Sewer	886.47	5,498.74	158.75	821.71	(1,687.42)	3,379.99	10,382.63	12,050.64	0.00	0.00	0.00	0.00	31,491.51
<b>TOTAL Utilities</b>	<b>9,066.25</b>	<b>12,573.19</b>	<b>6,822.08</b>	<b>7,631.58</b>	<b>8,856.07</b>	<b>13,506.02</b>	<b>19,810.72</b>	<b>20,214.11</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>98,480.02</b>
<b>TOTAL EXPENSES</b>	<b>161,620.15</b>	<b>151,462.94</b>	<b>185,853.69</b>	<b>260,682.20</b>	<b>258,964.05</b>	<b>220,218.06</b>	<b>251,282.90</b>	<b>192,595.42</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,682,679.41</b>
<b>Excess Revenue / Expense</b>	<b>51,988.99</b>	<b>30,330.98</b>	<b>33,168.78</b>	<b>95,347.01</b>	<b>(40,064.85)</b>	<b>(67,127.35)</b>	<b>(6,024.39)</b>	<b>(24,169.75)</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>74,449.42</b>

**YTD Income Statement**

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**Heartland Community Association  
02-Townhome**

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	16,588.00	16,588.00	16,588.00	16,588.00	17,936.00	19,162.00	20,857.00	22,104.00	0.00	0.00	0.00	0.00	146,391.00
403 Builder Assessments	8,085.00	12,953.36	9,800.00	14,304.80	10,290.00	8,575.00	8,575.00	6,440.00	0.00	0.00	0.00	0.00	79,023.16
423 Bad Debt Expense	0.00	0.00	0.00	0.00	0.00	0.00	(5,321.60)	0.00	0.00	0.00	0.00	0.00	(5,321.60)
441 Late Fees	0.00	0.00	0.00	(10.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(10.00)
44101 Collection Fee Revenue	(130.00)	0.00	(75.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(205.00)
451 Interest	0.00	0.00	0.00	0.00	0.00	0.00	0.00	36.25	0.00	0.00	0.00	0.00	36.25
<b>TOTAL Revenue</b>	<b>24,543.00</b>	<b>29,541.36</b>	<b>26,313.00</b>	<b>30,882.80</b>	<b>28,226.00</b>	<b>27,737.00</b>	<b>24,090.40</b>	<b>28,580.25</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>219,913.81</b>
Transfer between Funds													
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	0.00	0.00	0.00	0.00	(22,400.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(22,400.00)</b>
<b>TOTAL INCOME</b>	<b>21,743.00</b>	<b>26,741.36</b>	<b>23,513.00</b>	<b>28,082.80</b>	<b>25,426.00</b>	<b>24,937.00</b>	<b>21,290.40</b>	<b>25,780.25</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>197,513.81</b>
<b>EXPENSES</b>													
Expenses													
514 Townhome Administrative Fee	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
57911 Townhome Miscellaneous Expense	0.00	0.00	0.00	1,629.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,629.00
61901 Townhome Landscape	1,103.11	1,103.11	1,136.20	1,136.20	1,136.20	1,136.20	1,136.00	1,136.40	0.00	0.00	0.00	0.00	9,023.42
65301 Townhome Building Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
665 Townhome Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75102 Townhome Electric	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75801 Townhome Water	808.85	36.30	124.00	133.35	(716.84)	333.04	448.14	(190.43)	0.00	0.00	0.00	0.00	976.41
85301 Townhome Insurance	10,202.83	10,202.83	10,202.83	9,175.29	9,175.29	12,560.56	10,303.73	12,842.77	0.00	0.00	0.00	0.00	84,666.13
<b>TOTAL Expenses</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</b>	<b>12,073.84</b>	<b>9,594.65</b>	<b>14,029.80</b>	<b>11,887.87</b>	<b>13,788.74</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>96,294.96</b>
<b>TOTAL EXPENSES</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</b>	<b>12,073.84</b>	<b>9,594.65</b>	<b>14,029.80</b>	<b>11,887.87</b>	<b>13,788.74</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>96,294.96</b>
Excess Revenue / Expense	9,628.21	15,399.12	12,049.97	16,008.96	15,831.35	10,907.20	9,402.53	11,991.51	0.00	0.00	0.00	0.00	101,218.85

**YTD Income Statement**

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**Heartland Community Association**

**03-Reserve**

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
432 Initial Reserve Contribution	2,475.00	300.00	975.00	1,425.00	1,150.00	1,050.00	1,425.00	875.00	0.00	0.00	0.00	0.00	9,675.00
451 Interest	1,142.01	2,684.77	1,260.58	3,990.89	2,993.85	2,983.03	3,108.34	4,210.64	0.00	0.00	0.00	0.00	22,374.11
<b>TOTAL Revenue</b>	<b>3,617.01</b>	<b>2,984.77</b>	<b>2,235.58</b>	<b>5,415.89</b>	<b>4,143.85</b>	<b>4,033.03</b>	<b>4,533.34</b>	<b>5,085.64</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>32,049.11</b>
Transfer between Funds													
498 Reserve Fund Transfer	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	0.00	0.00	0.00	0.00	15,600.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>15,600.00</b>
<b>TOTAL INCOME</b>	<b>5,567.01</b>	<b>4,934.77</b>	<b>4,185.58</b>	<b>7,365.89</b>	<b>6,093.85</b>	<b>5,983.03</b>	<b>6,483.34</b>	<b>7,035.64</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>47,649.11</b>
EXPENSES													
Contract Services													
629 Pool Service	0.00	0.00	0.00	0.00	0.00	13,512.22	0.00	0.00	0.00	0.00	0.00	0.00	13,512.22
<b>TOTAL Contract Services</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>13,512.22</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>13,512.22</b>
Repairs & Maintenance													
68303 Furniture	0.00	0.00	0.00	0.00	0.00	3,408.00	0.00	0.00	0.00	0.00	0.00	0.00	3,408.00
72001 Pool Repairs	0.00	0.00	0.00	0.00	0.00	7,800.00	0.00	0.00	0.00	0.00	0.00	0.00	7,800.00
<b>TOTAL Repairs &amp; Maintenance</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>11,208.00</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>11,208.00</b>
<b>TOTAL EXPENSES</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>24,720.22</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>24,720.22</b>
Excess Revenue / Expense	5,567.01	4,934.77	4,185.58	7,365.89	6,093.85	(18,737.19)	6,483.34	7,035.64	0.00	0.00	0.00	0.00	22,928.89

**YTD Income Statement**

Posted 8/1/2023 To 8/31/2023 11:59:00 PM

Wednesday, September 20, 2023

8:53

**Heartland Community Association  
04-Townhome Reserve**

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
451 Interest	1.63	1.60	7.35	8.52	11.09	12.58	12.86	12.64	0.00	0.00	0.00	0.00	68.27
TOTAL Revenue	1.63	1.60	7.35	8.52	11.09	12.58	12.86	12.64	0.00	0.00	0.00	0.00	68.27
Transfer between Funds													
498 Reserve Fund Transfer	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	0.00	0.00	0.00	0.00	22,400.00
TOTAL Transfer between Funds	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	0.00	0.00	0.00	0.00	22,400.00
TOTAL INCOME	2,801.63	2,801.60	2,807.35	2,808.52	2,811.09	2,812.58	2,812.86	2,812.64	0.00	0.00	0.00	0.00	22,468.27
Excess Revenue / Expense	2,801.63	2,801.60	2,807.35	2,808.52	2,811.09	2,812.58	2,812.86	2,812.64	0.00	0.00	0.00	0.00	22,468.27

# Heartland Community Association

Professionally Managed by:

**CCMC**

September 2023



**CCMC**

*Now this feels like home.<sup>®</sup>*

# Consolidate Balance Sheet - all departments

Thursday, October 19, 2023

14:48

Posted 09/30/2023

## Heartland Community Association Consolidated

	09/2023	08/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
1001	Cash - OP AAB	313,145.68	232,311.52	80,834.16
100101	Cash - Townhome OP CKG AAB	237,641.44	218,086.29	19,555.15
100305	Cash - INTAKE AAB	10,198.79	5,000.13	5,198.66
1005	Cash - Debit Card ckg AAB	3,817.37	5,000.00	(1,182.63)
101	Cash - OP PWB	39,350.40	54,887.63	(15,537.23)
10101	Cash - Townhome OP CKG PWB	0.00	36.25	(36.25)
10302	Cash - OP SVG MM Oakwood	95,419.85	95,042.28	377.57
10305	Cash - INTAKE PWB	0.00	5,198.47	(5,198.47)
10306	Cash - OP MM Modern Bank	150,000.00	150,000.00	0.00
10404	Operating - ICS Modern Bank	53,895.44	53,224.77	670.67
105	Cash - Debit Card PWB	0.00	3,127.00	(3,127.00)
1002	Cash - RSV MM AAB	46,985.42	44,021.94	2,963.48
1007	Cash - RSV Townhome MM AAB	27,694.28	24,870.43	2,823.85
102	Cash - RSV MM TX Cap	0.00	248,334.17	(248,334.17)
10201	Cash - RSV MM Modern Bank	100,000.00	100,000.00	0.00
10202	Cash - RSV MM PWB	0.00	2.29	(2.29)
104	Reserve 3M CD Veritex	85,374.82	85,374.82	0.00
10401	Reserve - 6M CD Veritex	85,172.47	85,172.47	0.00
10402	Reserve - 9M CD Veritex	84,969.48	84,969.48	0.00
10403	Reserve - 6M CD Bank 34	107,643.72	107,418.37	225.35
10405	Reserve - ICS MM Modern Bank	404,139.60	153,477.63	250,661.97
107	Cash - RSV Townhome MM PWB	0.00	3.40	(3.40)
	<b>Total Cash</b>	<b>1,845,448.76</b>	<b>1,755,559.34</b>	<b>89,889.42</b>
<u>Accounts Receivable</u>				
111	Accounts Receivable	735,438.97	897,050.75	(161,611.78)
112	AR Other	10,192.75	7,920.43	2,272.32
114	Due from other Departments	50.00	5,085.00	(5,035.00)
119	Allowance for Doubtful Accounts	(349,311.76)	(324,430.06)	(24,881.70)
	<b>Total Accounts Receivable</b>	<b>396,369.96</b>	<b>585,626.12</b>	<b>(189,256.16)</b>
<u>Other Assets</u>				
133	Prepaid Insurance	158,568.70	185,026.15	(26,457.45)
134	Prepaid Expense	3,437.47	4,394.59	(957.12)
18501	Accrued Interest Receivable	1,532.50	427.99	1,104.51
	<b>Total Other Assets</b>	<b>163,538.67</b>	<b>189,848.73</b>	<b>(26,310.06)</b>
	<b>Total Assets</b>	<b>2,405,357.39</b>	<b>2,531,034.19</b>	<b>(125,676.80)</b>
<b>Liabilities &amp; Equity</b>				

# Consolidate Balance Sheet - all departments

Thursday, October 19, 2023

14:48

Posted 09/30/2023

## Heartland Community Association Consolidated

	09/2023	08/2023	Net Change	
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	27,760.97	27,823.82	(62.85)
211	Accounts Payable	2,037.38	6,893.77	(4,856.39)
212	Accounts Payable - Other	4,299.75	15,132.40	(10,832.65)
213	Unearned Assessments	709,056.72	874,391.26	(165,334.54)
214	Prepaid Assessments	84,420.05	70,137.09	14,282.96
21401	Due to Management Company	7,035.00	1,746.00	5,289.00
22101	Insurance Claims Pending	12,081.22	25,966.66	(13,885.44)
224	Due to other Departments	50.00	5,085.00	(5,035.00)
	<u>Total Current Liabilities</u>	<u>846,741.09</u>	<u>1,027,176.00</u>	<u>(180,434.91)</u>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	4,510.00	6,410.00	(1,900.00)
	<u>Total Other Liabilities</u>	<u>4,510.00</u>	<u>6,410.00</u>	<u>(1,900.00)</u>
<u>Equity</u>				
309	Equity	1,276,382.76	1,276,382.76	0.00
	Net Income (Loss)	277,723.54	221,065.43	56,658.11
	<u>Total Equity</u>	<u>1,554,106.30</u>	<u>1,497,448.19</u>	<u>56,658.11</u>
	<u>Total Liabilities &amp; Equity</u>	<u>2,405,357.39</u>	<u>2,531,034.19</u>	<u>(125,676.80)</u>



Individual Balance Sheets for each department

Thursday, October 19, 2023

14:48

Posted 09/30/2023

Heartland Community Association

01-Operating

	09/2023	08/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
1001	Cash - OP AAB	312,573.68	231,780.52	80,793.16
100305	Cash - INTAKE AAB	10,198.79	5,000.13	5,198.66
1005	Cash - Debit Card ckg AAB	3,817.37	5,000.00	(1,182.63)
101	Cash - OP PWB	264,070.62	279,607.85	(15,537.23)
10302	Cash - OP SVG MM Oakwood	94,667.50	94,667.50	0.00
10305	Cash - INTAKE PWB	0.00	5,198.47	(5,198.47)
105	Cash - Debit Card PWB	0.00	3,127.00	(3,127.00)
	<u>Total Cash</u>	<u>685,327.96</u>	<u>624,381.47</u>	<u>60,946.49</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	709,445.49	874,188.12	(164,742.63)
112	AR Other	10,192.75	7,920.43	2,272.32
114	Due from other Departments	0.00	5,085.00	(5,085.00)
119	Allowance for Doubtful Accounts	(349,311.76)	(324,430.06)	(24,881.70)
	<u>Total Accounts Receivable</u>	<u>370,326.48</u>	<u>562,763.49</u>	<u>(192,437.01)</u>
<u>Other Assets</u>				
133	Prepaid Insurance	93,699.51	109,345.30	(15,645.79)
134	Prepaid Expense	3,437.47	4,394.59	(957.12)
	<u>Total Other Assets</u>	<u>97,136.98</u>	<u>113,739.89</u>	<u>(16,602.91)</u>
	<u>Total Assets</u>	<u>1,152,791.42</u>	<u>1,300,884.85</u>	<u>(148,093.43)</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	26,572.41	26,635.26	(62.85)
211	Accounts Payable	2,037.38	4,641.77	(2,604.39)
212	Accounts Payable - Other	4,299.75	15,132.40	(10,832.65)
213	Unearned Assessments	709,056.72	874,391.26	(165,334.54)
214	Prepaid Assessments	83,848.05	69,565.09	14,282.96
21401	Due to Management Company	7,035.00	1,746.00	5,289.00
22101	Insurance Claims Pending	12,081.22	25,966.66	(13,885.44)
224	Due to other Departments	50.00	0.00	50.00
	<u>Total Current Liabilities</u>	<u>844,980.53</u>	<u>1,018,078.44</u>	<u>(173,097.91)</u>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	4,510.00	6,410.00	(1,900.00)
	<u>Total Other Liabilities</u>	<u>4,510.00</u>	<u>6,410.00</u>	<u>(1,900.00)</u>
<u>Equity</u>				
309	Equity	201,946.99	201,946.99	0.00
	Net Income (Loss)	101,353.90	74,449.42	26,904.48
	<u>Total Equity</u>	<u>303,300.89</u>	<u>276,396.41</u>	<u>26,904.48</u>

Individual Balance Sheets for each department

Thursday, October 19, 2023

14:48

Posted 09/30/2023

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Heartland Community Association

01-Operating

	09/2023	08/2023	Net Change
<b>Liabilities &amp; Equity</b>			
<i>Total Liabilities &amp; Equity</i>	<u>1,152,791.42</u>	<u>1,300,884.85</u>	<u>(148,093.43)</u>

Posted 09/30/2023

Heartland Community Association

02-Townhome

	09/2023	08/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
1001	Cash - OP AAB	572.00	531.00	41.00
100101	Cash - Townhome OP CKG AAB	237,641.44	218,086.29	19,555.15
10101	Cash - Townhome OP CKG PWB	0.00	36.25	(36.25)
	<u>Total Cash</u>	<u>238,213.44</u>	<u>218,653.54</u>	<u>19,559.90</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	25,993.48	22,862.63	3,130.85
	<u>Total Accounts Receivable</u>	<u>25,993.48</u>	<u>22,862.63</u>	<u>3,130.85</u>
<u>Other Assets</u>				
133	Prepaid Insurance	64,869.19	75,680.85	(10,811.66)
	<u>Total Other Assets</u>	<u>64,869.19</u>	<u>75,680.85</u>	<u>(10,811.66)</u>
	<u>Total Assets</u>	<u>329,076.11</u>	<u>317,197.02</u>	<u>11,879.09</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	1,188.56	1,188.56	0.00
211	Accounts Payable	0.00	2,252.00	(2,252.00)
214	Prepaid Assessments	572.00	572.00	0.00
224	Due to other Departments	0.00	5,085.00	(5,085.00)
	<u>Total Current Liabilities</u>	<u>1,760.56</u>	<u>9,097.56</u>	<u>(7,337.00)</u>
<u>Equity</u>				
309	Equity	206,880.61	206,880.61	0.00
	Net Income (Loss)	120,434.94	101,218.85	19,216.09
	<u>Total Equity</u>	<u>327,315.55</u>	<u>308,099.46</u>	<u>19,216.09</u>
	<u>Total Liabilities &amp; Equity</u>	<u>329,076.11</u>	<u>317,197.02</u>	<u>11,879.09</u>

Posted 09/30/2023

## Heartland Community Association

## 03-Reserve

	09/2023	08/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	(224,720.22)	(224,720.22)	0.00
10302	Cash - OP SVG MM Oakwood	752.35	374.78	377.57
10306	Cash - OP MM Modern Bank	150,000.00	150,000.00	0.00
10404	Operating - ICS Modern Bank	53,895.44	53,224.77	670.67
1002	Cash - RSV MM AAB	46,985.42	44,021.94	2,963.48
102	Cash - RSV MM TX Cap	0.00	248,334.17	(248,334.17)
10201	Cash - RSV MM Modern Bank	100,000.00	100,000.00	0.00
10202	Cash - RSV MM PWB	0.00	2.29	(2.29)
104	Reserve 3M CD Veritex	85,374.82	85,374.82	0.00
10401	Reserve - 6M CD Veritex	85,172.47	85,172.47	0.00
10402	Reserve - 9M CD Veritex	84,969.48	84,969.48	0.00
10403	Reserve - 6M CD Bank 34	107,643.72	107,418.37	225.35
10405	Reserve - ICS MM Modern Bank	404,139.60	153,477.63	250,661.97
	<u>Total Cash</u>	<u>894,213.08</u>	<u>887,650.50</u>	<u>6,562.58</u>
<u>Accounts Receivable</u>				
114	Due from other Departments	50.00	0.00	50.00
	<u>Total Accounts Receivable</u>	<u>50.00</u>	<u>0.00</u>	<u>50.00</u>
<u>Other Assets</u>				
18501	Accrued Interest Receivable	1,532.50	427.99	1,104.51
	<u>Total Other Assets</u>	<u>1,532.50</u>	<u>427.99</u>	<u>1,104.51</u>
	<u>Total Assets</u>	<u>895,795.58</u>	<u>888,078.49</u>	<u>7,717.09</u>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	865,149.60	865,149.60	0.00
	Net Income (Loss)	30,645.98	22,928.89	7,717.09
	<u>Total Equity</u>	<u>895,795.58</u>	<u>888,078.49</u>	<u>7,717.09</u>
	<u>Total Liabilities &amp; Equity</u>	<u>895,795.58</u>	<u>888,078.49</u>	<u>7,717.09</u>

Posted 09/30/2023

**Heartland Community Association**  
**04-Townhome Reserve**

	09/2023	08/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
1007	Cash - RSV Townhome MM AAB	27,694.28	24,870.43	2,823.85
107	Cash - RSV Townhome MM PWB	0.00	3.40	(3.40)
	<u>Total Cash</u>	<u>27,694.28</u>	<u>24,873.83</u>	<u>2,820.45</u>
	<u>Total Assets</u>	<u>27,694.28</u>	<u>24,873.83</u>	<u>2,820.45</u>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	2,405.56	2,405.56	0.00
	Net Income (Loss)	25,288.72	22,468.27	2,820.45
	<u>Total Equity</u>	<u>27,694.28</u>	<u>24,873.83</u>	<u>2,820.45</u>
	<u>Total Liabilities &amp; Equity</u>	<u>27,694.28</u>	<u>24,873.83</u>	<u>2,820.45</u>

# Balance Sheet by Fund (column format)

Posted 09/30/2023

## Heartland Community Association

Thursday, October 19, 2023 14:48

	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<b>Assets</b>				
<u>Cash</u>				
Cash - OP AAB	312,573.68	572.00		313,145.68
Cash - Townhome OP CKG A/		237,641.44		237,641.44
Cash - INTAKE AAB	10,198.79			10,198.79
Cash - Debit Card ckg AAB	3,817.37			3,817.37
Cash - OP PWB	264,070.62		(224,720.22)	39,350.40
Cash - OP SVG MM Oakwood	94,667.50		752.35	95,419.85
Cash - OP MM Modern Bank			150,000.00	150,000.00
Operating - ICS Modern Bank			53,895.44	53,895.44
Cash - RSV MM AAB			46,985.42	46,985.42
Cash - RSV Townhome MM A/			27,694.28	27,694.28
Cash - RSV MM Modern Bank			100,000.00	100,000.00
Reserve 3M CD Veritex			85,374.82	85,374.82
Reserve - 6M CD Veritex			85,172.47	85,172.47
Reserve - 9M CD Veritex			84,969.48	84,969.48
Reserve - 6M CD Bank 34			107,643.72	107,643.72
Reserve - ICS MM Modern Bar			404,139.60	404,139.60
<b>Total Cash</b>	<b>685,327.96</b>	<b>238,213.44</b>	<b>894,213.08</b>	<b>27,694.28 1,845,448.76</b>
<u>Accounts Receivable</u>				
Accounts Receivable	709,445.49	25,993.48		735,438.97
AR Other	10,192.75			10,192.75
Due from other Departments			50.00	50.00
Allowance for Doubtful Accou	(949,311.76)			(349,311.76)
<b>Total Accounts Receivable</b>	<b>370,326.48</b>	<b>25,993.48</b>	<b>50.00</b>	<b>396,369.96</b>
<u>Other Assets</u>				
Prepaid Insurance	93,699.51	64,869.19		158,568.70
Prepaid Expense	3,437.47			3,437.47
Accrued Interest Receivable			1,532.50	1,532.50
<b>Total Other Assets</b>	<b>97,136.98</b>	<b>64,869.19</b>	<b>1,532.50</b>	<b>163,538.67</b>

# Balance Sheet by Fund (column format)

Posted 09/30/2023

Thursday, October 19, 2023

14:48

## Heartland Community Association

	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<b>Assets</b>				
<b>Total Assets</b>	<b>1,152,791.42</b>	<b>329,076.11</b>	<b>895,795.58</b>	<b>2,405,357.39</b>
<b>Liabilities &amp; Equity</b>				
<b>Current Liabilities</b>				
Accrued Expense	26,572.41	1,188.56		27,760.97
Accounts Payable	2,037.38			2,037.38
Accounts Payable - Other	4,299.75			4,299.75
Unearned Assessments	709,056.72			709,056.72
Prepaid Assessments	83,848.05	572.00		84,420.05
Due to Management Company	7,035.00			7,035.00
Insurance Claims Pending	12,081.22			12,081.22
Due to other Departments	50.00			50.00
<b>Total Current Liabilities</b>	<b>844,980.53</b>	<b>1,760.56</b>		<b>846,741.09</b>
<b>Other Liabilities</b>				
Facility Rental Deposit	4,510.00			4,510.00
<b>Total Other Liabilities</b>	<b>4,510.00</b>			<b>4,510.00</b>
<b>Equity</b>				
Equity	201,946.99	206,880.61	865,149.60	1,276,382.76
Net Income (Loss)	101,353.90	120,434.94	30,645.98	277,723.54
<b>Total Equity</b>	<b>303,300.89</b>	<b>327,315.55</b>	<b>895,795.58</b>	<b>1,554,106.30</b>
<b>Total Liabilities &amp; Equity</b>	<b>1,152,791.42</b>	<b>329,076.11</b>	<b>895,795.58</b>	<b>2,405,357.39</b>

# Heartland Community Association

## Income Statement

### 01-Operating

Posted 9/1/2023 To 9/30/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual Budget
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	161,698.14	156,989.00	4,709.14	1,393,637.68	1,386,333.00	7,304.68	1,861,728.00
403 Builder Assessments	30,344.59	25,010.00	5,334.59	191,823.85	222,999.00	(31,175.15)	297,250.00
416 Rental Income	1,925.00	1,500.00	425.00	25,975.00	13,500.00	12,475.00	18,000.00
423 Bad Debt Expense	(30,232.12)	(5,000.00)	(25,232.12)	16,972.72	(45,000.00)	61,972.72	(60,000.00)
42301 Bad Debt Recovery	0.00	0.00	0.00	2,715.40	0.00	2,715.40	0.00
432 Initial Reserve Contribution	0.00	450.00	(450.00)	0.00	4,050.00	(4,050.00)	5,400.00
434 Working Capital	4,100.00	1,800.00	2,300.00	42,900.00	16,200.00	26,700.00	21,600.00
441 Late Fees	10,040.00	1,000.00	9,040.00	25,600.19	9,000.00	16,600.19	12,000.00
44101 Collection Fee Revenue	29,637.57	5,000.00	24,637.57	117,529.32	45,000.00	72,529.32	60,000.00
44503 Sponsorship	0.00	400.00	(400.00)	4,458.86	3,600.00	858.86	4,800.00
451 Interest	2.10	300.00	(297.90)	3,423.07	2,700.00	723.07	3,600.00
454 Sanctions/Fines	3,709.00	0.00	3,709.00	26,653.28	0.00	26,653.28	0.00
459 Miscellaneous Income	102.69	300.00	(197.31)	4,828.69	2,700.00	2,128.69	3,600.00
45901 Permit Fee Income	401.35	550.00	(148.65)	4,744.32	4,950.00	(205.68)	6,600.00
45914 Legal Fee Revenue	4,472.47	2,000.00	2,472.47	126,580.24	18,000.00	108,580.24	24,000.00
472 Recreation Event Income	0.00	0.00	0.00	1,087.00	0.00	1,087.00	0.00
<b>TOTAL Revenue</b>	<b>216,200.79</b>	<b>190,299.00</b>	<b>25,901.79</b>	<b>1,988,929.62</b>	<b>1,684,032.00</b>	<b>304,897.62</b>	<b>2,258,578.00</b>
<b>TOTAL Income</b>	<b>216,200.79</b>	<b>190,299.00</b>	<b>25,901.79</b>	<b>1,988,929.62</b>	<b>1,684,032.00</b>	<b>304,897.62</b>	<b>2,258,578.00</b>
<b>Expense</b>							
<b>Administrative</b>							
505 Onsite Services	57,928.30	71,162.70	13,234.40	623,794.72	660,796.50	37,001.78	904,062.00
536 Office Equipment	717.24	700.00	(17.24)	9,287.46	6,300.00	(2,987.46)	8,400.00
547 Uniforms	0.00	300.00	300.00	514.91	2,700.00	2,185.09	3,600.00
551 Advertising	100.00	445.00	345.00	1,453.25	4,005.00	2,551.75	5,340.00
553 Audit & Tax	1,505.34	1,300.00	(205.34)	1,505.34	3,900.00	2,394.66	3,900.00
561 Legal Fees - Collections	3,289.77	3,500.00	210.23	128,894.55	31,500.00	(97,394.55)	42,000.00
56101 Lien/Collection Costs	29,649.00	0.00	(29,649.00)	117,540.75	0.00	(117,540.75)	0.00
562 Legal Fees - Attorney	2,111.65	800.00	(1,311.65)	2,943.83	7,200.00	4,256.17	9,600.00
563 Licenses/Fees/Permits	1,336.21	1,126.67	(209.54)	8,919.12	10,140.03	1,220.91	13,520.00
564 Dues/Subscriptions	322.90	150.00	(172.90)	4,908.94	1,350.00	(3,558.94)	1,800.00
565 Community Management Fees	8,732.00	8,878.00	146.00	76,890.00	78,504.00	1,614.00	105,316.00
567 Meeting Expense	132.60	50.00	(82.60)	1,475.51	450.00	(1,025.51)	1,050.00
569 Office Supplies	1,949.48	1,100.00	(849.48)	18,202.48	9,600.00	(8,602.48)	11,700.00
571 Professional Fees	0.00	0.00	0.00	254.41	0.00	(254.41)	0.00
572 Postage	4,805.98	3,000.00	(1,805.98)	29,832.05	27,000.00	(2,832.05)	36,000.00
575 Social Events	3,126.50	5,025.00	1,898.50	74,324.87	79,775.00	5,450.13	118,100.00
57901 Mileage/Auto	867.26	1,000.00	132.74	8,565.57	9,000.00	434.43	12,000.00
590 Web Hosting	589.68	580.00	(9.68)	5,307.12	5,220.00	(87.12)	6,960.00
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	16,000.00
612 IT Support	0.00	0.00	0.00	(345.00)	0.00	345.00	0.00



# Heartland Community Association

## Income Statement

### 01-Operating

Posted 9/1/2023 To 9/30/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual Budget
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>TOTAL Administrative</b>	<b>117,163.91</b>	<b>99,117.37</b>	<b>(18,046.54)</b>	<b>1,114,269.88</b>	<b>937,440.53</b>	<b>(176,829.35)</b>	<b>1,299,348.00</b>
<b><u>Contract Services</u></b>							
605 Janitor Contract	3,750.00	3,231.00	(519.00)	32,425.50	32,478.00	52.50	43,370.00
615 Refuse Removal	200.00	200.00	0.00	1,600.00	1,800.00	200.00	2,400.00
619 Landscape Contract	5,633.38	6,383.38	750.00	50,372.26	57,450.42	7,078.16	76,600.56
61908 Landscape - Additional	0.00	1,500.00	1,500.00	8,725.35	13,500.00	4,774.65	18,000.00
629 Pool Service	8,100.00	8,200.00	100.00	66,995.00	73,800.00	6,805.00	98,400.00
62903 Pool Monitor	0.00	0.00	0.00	209,000.00	209,000.00	0.00	209,000.00
637 Patrol Security Service	6,347.15	6,000.00	(347.15)	34,462.79	30,000.00	(4,462.79)	30,000.00
63707 Security/Alarm Monitoring	185.00	130.00	(55.00)	1,352.59	1,170.00	(182.59)	1,560.00
<b>TOTAL Contract Services</b>	<b>24,215.53</b>	<b>25,644.38</b>	<b>1,428.85</b>	<b>404,933.49</b>	<b>419,198.42</b>	<b>14,264.93</b>	<b>479,330.56</b>
<b><u>Expenses</u></b>							
59999 Outstanding Checks	0.00	0.00	0.00	(546.00)	0.00	546.00	0.00
<b>TOTAL Expenses</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(546.00)</b>	<b>0.00</b>	<b>546.00</b>	<b>0.00</b>
<b><u>Insurance</u></b>							
851 Insurance - D&O	1,322.86	1,318.75	(4.11)	12,023.21	11,077.50	(945.71)	15,033.75
855 Insurance - Excess Liability	8,814.85	8,123.21	(691.64)	77,598.66	68,490.39	(9,108.27)	92,859.98
856 Fire & EC Insurance	5,433.91	7,281.25	1,847.34	43,319.42	61,162.50	17,843.08	83,006.25
857 Insurance - Workers Compensatio	84.17	37.00	(47.17)	592.53	333.00	(259.53)	471.75
<b>TOTAL Insurance</b>	<b>15,655.79</b>	<b>16,760.21</b>	<b>1,104.42</b>	<b>133,533.82</b>	<b>141,063.39</b>	<b>7,529.57</b>	<b>191,371.73</b>
<b><u>Other Expenses</u></b>							
899 Enhancements	5,220.50	288.75	(4,931.75)	32,206.24	25,541.75	(6,664.49)	26,408.00
<b>TOTAL Other Expenses</b>	<b>5,220.50</b>	<b>288.75</b>	<b>(4,931.75)</b>	<b>32,206.24</b>	<b>25,541.75</b>	<b>(6,664.49)</b>	<b>26,408.00</b>
<b><u>Parts &amp; Supplies</u></b>							
628 Fire & Safety Supplies	0.00	25.00	25.00	190.00	225.00	35.00	300.00
701 HVAC Supplies	0.00	125.00	125.00	301.43	1,125.00	823.57	1,500.00
707 Janitorial Supplies	674.98	900.00	225.02	9,183.04	8,100.00	(1,083.04)	10,800.00
709 Electrical Supplies	0.00	25.00	25.00	3,134.57	225.00	(2,909.57)	300.00
719 Pool Supplies/Chemicals	1,448.98	3,000.00	1,551.02	27,468.85	27,000.00	(468.85)	36,000.00
720 Tools & Equipment	0.00	30.00	30.00	926.50	270.00	(656.50)	360.00
<b>TOTAL Parts &amp; Supplies</b>	<b>2,123.96</b>	<b>4,105.00</b>	<b>1,981.04</b>	<b>41,204.39</b>	<b>36,945.00</b>	<b>(4,259.39)</b>	<b>49,260.00</b>
<b><u>Repairs &amp; Maintenance</u></b>							
61957 Irrigation Repairs	0.00	1,100.00	1,100.00	163.90	6,700.00	6,536.10	7,600.00
656 General Maintenance	1,902.00	400.00	(1,502.00)	19,628.39	13,600.00	(6,028.39)	14,800.00
675 Fitness Center Expense	0.00	360.00	360.00	0.00	3,240.00	3,240.00	4,320.00
68303 Furniture	0.00	300.00	300.00	706.80	2,700.00	1,993.20	3,600.00
689 Site Signage	0.00	62.00	62.00	1,181.24	558.00	(623.24)	744.00
697 Vehicle Maintenance	378.17	200.00	(178.17)	1,292.56	1,800.00	507.44	2,400.00
72001 Pool Repairs	2,510.54	400.00	(2,110.54)	4,780.38	3,600.00	(1,180.38)	4,800.00
<b>TOTAL Repairs &amp; Maintenance</b>	<b>4,790.71</b>	<b>2,822.00</b>	<b>(1,968.71)</b>	<b>27,753.27</b>	<b>32,198.00</b>	<b>4,444.73</b>	<b>38,264.00</b>

**Heartland Community Association**  
**Income Statement**  
**01-Operating**

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	Current Period 01-Operating			Year to Date 01-Operating			Annual Budget
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b><u>Taxes</u></b>							
805 Real Estate Tax	0.00	0.00	0.00	14.70	6,500.00	6,485.30	6,500.00
<b>TOTAL Taxes</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>14.70</b>	<b>6,500.00</b>	<b>6,485.30</b>	<b>6,500.00</b>
<b><u>Utilities</u></b>							
573 Telephone	2,216.99	1,950.00	(266.99)	20,356.16	17,550.00	(2,806.16)	23,400.00
751 Electricity	6,929.93	6,000.00	(929.93)	54,169.22	54,000.00	(169.22)	72,000.00
75301 Gas Amenity Center	44.51	208.00	163.49	1,654.56	1,872.00	217.44	2,496.00
755 Water/Sewer	8,984.48	3,900.00	(5,084.48)	40,475.99	35,100.00	(5,375.99)	46,800.00
<b>TOTAL Utilities</b>	<b>18,175.91</b>	<b>12,058.00</b>	<b>(6,117.91)</b>	<b>116,655.93</b>	<b>108,522.00</b>	<b>(8,133.93)</b>	<b>144,696.00</b>
<b>TOTAL Expense</b>	<b>187,346.31</b>	<b>160,795.70</b>	<b>(26,550.61)</b>	<b>1,870,025.72</b>	<b>1,707,409.09</b>	<b>(162,616.63)</b>	<b>2,235,178.29</b>
<b>Net Operating Income/Loss</b>	<b>28,854.48</b>	<b>29,503.30</b>	<b>(648.82)</b>	<b>118,903.90</b>	<b>(23,377.09)</b>	<b>142,280.99</b>	<b>23,399.71</b>
<b><u>Transfers</u></b>							
<b><u>Transfer between Funds</u></b>							
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	0.00	(17,550.00)	(17,550.00)	0.00	(23,400.00)
<b>TOTAL Transfer between Funds</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>0.00</b>	<b>(17,550.00)</b>	<b>(17,550.00)</b>	<b>0.00</b>	<b>(23,400.00)</b>
<b>TOTAL Transfers</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>0.00</b>	<b>(17,550.00)</b>	<b>(17,550.00)</b>	<b>0.00</b>	<b>(23,400.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>26,904.48</b>	<b>27,553.30</b>	<b>(648.82)</b>	<b>101,353.90</b>	<b>(40,927.09)</b>	<b>142,280.99</b>	<b>(0.29)</b>

**Heartland Community Association**  
**Income Statement**  
**02-Townhome**

Posted 9/1/2023 To 9/30/2023 11:59:00 PM

	Current Period 02-Townhome			Year to Date 02-Townhome			Annual Budget
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	22,308.00	22,050.00	258.00	168,699.00	163,170.00	5,529.00	235,200.00
403 Builder Assessments	12,180.00	7,595.00	4,585.00	91,203.16	66,885.00	24,318.16	86,240.00
423 Bad Debt Expense	0.00	0.00	0.00	(5,321.60)	0.00	(5,321.60)	0.00
441 Late Fees	0.00	0.00	0.00	(10.00)	0.00	(10.00)	0.00
44101 Collection Fee Revenue	0.00	0.00	0.00	(205.00)	0.00	(205.00)	0.00
451 Interest	0.00	0.00	0.00	36.25	0.00	36.25	0.00
<b>TOTAL Revenue</b>	<b>34,488.00</b>	<b>29,645.00</b>	<b>4,843.00</b>	<b>254,401.81</b>	<b>230,055.00</b>	<b>24,346.81</b>	<b>321,440.00</b>
<b>TOTAL Income</b>	<b>34,488.00</b>	<b>29,645.00</b>	<b>4,843.00</b>	<b>254,401.81</b>	<b>230,055.00</b>	<b>24,346.81</b>	<b>321,440.00</b>
<b>Expense</b>							
<b>Expenses</b>							
514 Townhome Administrative Fee	0.00	200.00	200.00	0.00	1,800.00	1,800.00	2,400.00
57911 Townhome Miscellaneous Expens	0.00	1,192.00	1,192.00	1,629.00	10,728.00	9,099.00	14,303.00
61901 Townhome Landscape	1,136.20	3,423.00	2,286.80	10,159.62	27,107.00	16,947.38	37,976.00
65301 Townhome Building Repairs	0.00	500.00	500.00	0.00	4,500.00	4,500.00	6,000.00
665 Townhome Irrigation Repairs	0.00	350.00	350.00	0.00	3,150.00	3,150.00	4,200.00
75102 Townhome Electric	0.00	400.00	400.00	0.00	3,600.00	3,600.00	4,800.00
75801 Townhome Water	524.05	450.00	(74.05)	1,500.46	4,050.00	2,549.54	5,400.00
85301 Townhome Insurance	10,811.66	20,756.25	9,944.59	95,477.79	145,389.00	49,911.21	212,760.75
<b>TOTAL Expenses</b>	<b>12,471.91</b>	<b>27,271.25</b>	<b>14,799.34</b>	<b>108,766.87</b>	<b>200,324.00</b>	<b>91,557.13</b>	<b>287,839.75</b>
<b>TOTAL Expense</b>	<b>12,471.91</b>	<b>27,271.25</b>	<b>14,799.34</b>	<b>108,766.87</b>	<b>200,324.00</b>	<b>91,557.13</b>	<b>287,839.75</b>
<b>Net Operating Income/Loss</b>	<b>22,016.09</b>	<b>2,373.75</b>	<b>19,642.34</b>	<b>145,634.94</b>	<b>29,731.00</b>	<b>115,903.94</b>	<b>33,600.25</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	0.00	(25,200.00)	(25,200.00)	0.00	(33,600.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(25,200.00)</b>	<b>(25,200.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>TOTAL Transfers</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(25,200.00)</b>	<b>(25,200.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>19,216.09</b>	<b>(426.25)</b>	<b>19,642.34</b>	<b>120,434.94</b>	<b>4,531.00</b>	<b>115,903.94</b>	<b>0.25</b>

**Heartland Community Association**  
**Income Statement**  
**03-Reserve**

Posted 9/1/2023 To 9/30/2023 11:59:00 PM

	Current Period 03-Reserve			Year to Date 03-Reserve			Annual Budget
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
432 Initial Reserve Contribution	1,025.00	0.00	1,025.00	10,700.00	0.00	10,700.00	0.00
451 Interest	4,742.09	0.00	4,742.09	27,116.20	0.00	27,116.20	0.00
<b>TOTAL Revenue</b>	<b>5,767.09</b>	<b>0.00</b>	<b>5,767.09</b>	<b>37,816.20</b>	<b>0.00</b>	<b>37,816.20</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>5,767.09</b>	<b>0.00</b>	<b>5,767.09</b>	<b>37,816.20</b>	<b>0.00</b>	<b>37,816.20</b>	<b>0.00</b>
<b>Expense</b>							
<b>Contract Services</b>							
629 Pool Service	0.00	0.00	0.00	13,512.22	0.00	(13,512.22)	0.00
<b>TOTAL Contract Services</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>13,512.22</b>	<b>0.00</b>	<b>(13,512.22)</b>	<b>0.00</b>
<b>Repairs &amp; Maintenance</b>							
68303 Furniture	0.00	0.00	0.00	3,408.00	0.00	(3,408.00)	0.00
72001 Pool Repairs	0.00	0.00	0.00	7,800.00	0.00	(7,800.00)	0.00
<b>TOTAL Repairs &amp; Maintenance</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>11,208.00</b>	<b>0.00</b>	<b>(11,208.00)</b>	<b>0.00</b>
<b>TOTAL Expense</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>24,720.22</b>	<b>0.00</b>	<b>(24,720.22)</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>5,767.09</b>	<b>0.00</b>	<b>5,767.09</b>	<b>13,095.98</b>	<b>0.00</b>	<b>13,095.98</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	1,950.00	1,950.00	0.00	17,550.00	17,550.00	0.00	23,400.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>17,550.00</b>	<b>17,550.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>TOTAL Transfers</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>17,550.00</b>	<b>17,550.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>Net Income/Loss After Transfers</b>	<b>7,717.09</b>	<b>1,950.00</b>	<b>5,767.09</b>	<b>30,645.98</b>	<b>17,550.00</b>	<b>13,095.98</b>	<b>23,400.00</b>

**Heartland Community Association**  
**Income Statement**  
**04-Townhome Reserve**

Posted 9/1/2023 To 9/30/2023 11:59:00 PM

	Current Period 04-Townhome Reserve			Year to Date 04-Townhome Reserve			Annual Budget
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
451 Interest	20.45	0.00	20.45	88.72	0.00	88.72	0.00
TOTAL Revenue	20.45	0.00	20.45	88.72	0.00	88.72	0.00
TOTAL Income	20.45	0.00	20.45	88.72	0.00	88.72	0.00
Net Operating Income/Loss	20.45	0.00	20.45	88.72	0.00	88.72	0.00
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	2,800.00	2,800.00	0.00	25,200.00	25,200.00	0.00	33,600.00
TOTAL Transfer between Funds	2,800.00	2,800.00	0.00	25,200.00	25,200.00	0.00	33,600.00
TOTAL Transfers	2,800.00	2,800.00	0.00	25,200.00	25,200.00	0.00	33,600.00
Net Income/Loss After Transfers	2,820.45	2,800.00	20.45	25,288.72	25,200.00	88.72	33,600.00

# YTD Income Statement

Posted 9/1/2023 To 9/30/2023 11:59:00 PM

Thursday, October 19, 2023

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## Heartland Community Association 01-Operating

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	146,698.00	151,495.00	151,815.87	155,308.00	155,103.00	155,798.00	155,637.50	160,084.17	161,698.14	0.00	0.00	0.00	1,393,637.68
403 Builder Assessments	23,710.40	21,118.69	21,657.40	19,763.58	20,960.60	18,739.56	19,108.95	16,420.08	30,344.59	0.00	0.00	0.00	191,823.85
416 Rental Income	3,200.00	2,450.00	4,100.00	4,126.00	1,574.00	3,000.00	2,400.00	3,200.00	1,925.00	0.00	0.00	0.00	25,975.00
423 Bad Debt Expense	(141.80)	0.00	0.00	79,408.43	3,033.67	(40,147.39)	36,285.22	(31,233.29)	(30,232.12)	0.00	0.00	0.00	16,972.72
42301 Bad Debt Recovery	0.00	0.00	0.00	2,715.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,715.40
432 Initial Reserve Contribution	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
434 Working Capital	9,900.00	1,200.00	4,000.00	5,900.00	4,600.00	4,300.00	5,400.00	3,500.00	4,100.00	0.00	0.00	0.00	42,900.00
441 Late Fees	1,868.10	(1,159.00)	6,631.50	5,385.00	3,365.00	1,080.00	(860.41)	(650.00)	10,040.00	0.00	0.00	0.00	25,600.19
44101 Collection Fee Revenue	9,847.00	(239.59)	22,212.29	26,607.26	11,353.29	7,835.17	2,525.00	7,751.33	29,637.57	0.00	0.00	0.00	117,529.32
44106 Delinquency Interest	0.00	0.00	25.00	50.00	0.00	0.00	(75.00)	0.00	0.00	0.00	0.00	0.00	0.00
44503 Sponsorship	0.00	2,136.00	468.00	2,018.00	(263.14)	0.00	100.00	0.00	0.00	0.00	0.00	0.00	4,458.86
451 Interest	371.51	388.31	770.79	698.41	517.97	328.35	340.98	4.65	2.10	0.00	0.00	0.00	3,423.07
454 Sanctions/Fines	1,800.54	2,365.00	382.00	3,617.74	10,424.25	(5,829.25)	4,209.00	5,975.00	3,709.00	0.00	0.00	0.00	26,653.28
459 Miscellaneous Income	246.00	75.00	125.00	425.00	830.00	1,425.00	1,325.00	275.00	102.69	0.00	0.00	0.00	4,828.69
45901 Permit Fee Income	275.00	125.00	250.00	1,167.55	300.55	1,291.65	933.22	0.00	401.35	0.00	0.00	0.00	4,744.32
45914 Legal Fee Revenue	16,897.39	3,789.51	8,534.62	51,788.84	9,050.01	7,219.62	19,879.05	4,948.73	4,472.47	0.00	0.00	0.00	126,580.24
472 Recreation Event Income	1,087.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,087.00
<b>TOTAL Revenue</b>	<b>215,559.14</b>	<b>183,743.92</b>	<b>220,972.47</b>	<b>358,979.21</b>	<b>220,849.20</b>	<b>155,040.71</b>	<b>247,208.51</b>	<b>170,375.67</b>	<b>216,200.79</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,988,929.62</b>
Transfer between Funds													
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	0.00	0.00	0.00	(17,550.00)
<b>TOTAL Transfer between Funds</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(17,550.00)</b>
<b>TOTAL INCOME</b>	<b>213,609.14</b>	<b>181,793.92</b>	<b>219,022.47</b>	<b>357,029.21</b>	<b>218,899.20</b>	<b>153,090.71</b>	<b>245,258.51</b>	<b>168,425.67</b>	<b>214,250.79</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,971,379.62</b>
<b>EXPENSES</b>													
Administrative													
505 Onsite Services	69,460.14	69,717.83	74,624.64	61,826.67	82,782.15	71,035.60	67,468.66	68,950.73	57,928.30	0.00	0.00	0.00	623,794.72
536 Office Equipment	717.24	717.24	717.24	3,549.54	717.24	717.24	700.00	734.48	717.24	0.00	0.00	0.00	9,287.46
547 Uniforms	514.91	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	514.91
551 Advertising	0.00	681.25	0.00	0.00	72.00	0.00	0.00	600.00	100.00	0.00	0.00	0.00	1,453.25

# YTD Income Statement

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## Heartland Community Association 01-Operating

	January	February	March	April	May	June	July	August	September	October	November	December	Total
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,505.34	0.00	0.00	0.00	1,505.34
561 Legal Fees - Collections	12,874.29	7,903.09	7,743.02	48,137.16	12,323.33	5,938.29	21,196.01	9,489.59	3,289.77	0.00	0.00	0.00	128,894.55
56101 Lien/Collection Costs	9,847.00	1,653.00	24,750.00	22,675.46	20,014.96	4,616.33	3,555.00	780.00	29,649.00	0.00	0.00	0.00	117,540.75
562 Legal Fees - Attorney	0.00	0.00	83.15	131.33	0.00	617.70	0.00	0.00	2,111.65	0.00	0.00	0.00	2,943.83
563 Licenses/Fees/Permits	676.47	553.34	322.58	502.55	909.83	1,780.63	1,593.18	1,244.33	1,336.21	0.00	0.00	0.00	8,919.12
564 Dues/Subscriptions	227.29	236.41	236.45	2,589.77	266.23	322.45	426.23	281.21	322.90	0.00	0.00	0.00	4,908.94
565 Community Management Fees	8,350.00	8,394.00	8,432.00	8,464.00	8,602.00	8,602.00	8,650.00	8,664.00	8,732.00	0.00	0.00	0.00	76,890.00
567 Meeting Expense	0.00	481.05	0.00	306.75	253.09	129.68	172.34	0.00	132.60	0.00	0.00	0.00	1,475.51
569 Office Supplies	2,889.54	3,520.71	2,175.89	1,472.32	1,291.13	2,775.86	651.14	1,476.41	1,949.48	0.00	0.00	0.00	18,202.48
571 Professional Fees	0.00	0.00	0.00	0.00	0.00	0.00	254.41	0.00	0.00	0.00	0.00	0.00	254.41
572 Postage	4,086.86	2,682.64	3,831.35	584.14	4,406.41	4,110.09	2,500.00	2,824.58	4,805.98	0.00	0.00	0.00	29,832.05
575 Social Events	1,332.28	10,955.91	2,478.71	7,258.86	21,875.15	238.90	22,080.50	4,978.06	3,126.50	0.00	0.00	0.00	74,324.87
57901 Mileage/Auto	1,380.02	855.00	415.65	1,111.87	1,449.00	829.17	918.98	738.62	867.26	0.00	0.00	0.00	8,565.57
590 Web Hosting	589.68	589.68	589.68	589.68	589.68	589.68	589.68	589.68	589.68	0.00	0.00	0.00	5,307.12
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
612 IT Support	0.00	(345.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(345.00)
<b>TOTAL Administrative</b>	<b>112,945.72</b>	<b>108,596.15</b>	<b>126,400.36</b>	<b>159,200.10</b>	<b>155,552.20</b>	<b>102,303.62</b>	<b>130,756.13</b>	<b>101,351.69</b>	<b>117,163.91</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,114,269.88</b>
<b>Contract Services</b>													
605 Janitor Contract	1,716.00	792.00	7,417.50	3,750.00	3,750.00	3,200.00	4,300.00	3,750.00	3,750.00	0.00	0.00	0.00	32,425.50
615 Refuse Removal	200.00	200.00	100.00	200.00	100.00	200.00	300.00	100.00	200.00	0.00	0.00	0.00	1,600.00
619 Landscape Contract	5,469.30	5,469.30	5,633.38	5,633.38	5,633.38	5,633.38	5,633.38	5,633.38	5,633.38	0.00	0.00	0.00	50,372.26
61908 Landscape - Additional	0.00	0.00	8,725.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,725.35
629 Pool Service	6,095.00	6,000.00	6,000.00	0.00	8,100.00	16,200.00	8,100.00	8,400.00	8,100.00	0.00	0.00	0.00	66,995.00
62903 Pool Monitor	8,000.00	0.00	0.00	50,250.00	50,000.00	50,500.00	50,250.00	0.00	0.00	0.00	0.00	0.00	209,000.00
637 Patrol Security Service	0.00	0.00	0.00	0.00	6,000.00	(407.34)	407.34	22,115.64	6,347.15	0.00	0.00	0.00	34,462.79
63707 Security/Alarm Monitoring	512.59	105.00	105.00	105.00	105.00	105.00	130.00	0.00	185.00	0.00	0.00	0.00	1,352.59
<b>TOTAL Contract Services</b>	<b>21,992.89</b>	<b>12,566.30</b>	<b>27,981.23</b>	<b>59,938.38</b>	<b>73,688.38</b>	<b>75,431.04</b>	<b>69,120.72</b>	<b>39,999.02</b>	<b>24,215.53</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>404,933.49</b>
<b>Expenses</b>													
59999 Outstanding Checks	0.00	0.00	0.00	0.00	0.00	(546.00)	0.00	0.00	0.00	0.00	0.00	0.00	(546.00)

# YTD Income Statement

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## Heartland Community Association 01-Operating

	January	February	March	April	May	June	July	August	September	October	November	December	Total
<b>TOTAL Expenses</b>	0.00	0.00	0.00	0.00	0.00	(546.00)	0.00	0.00	0.00	0.00	0.00	0.00	(546.00)
Insurance													
851 Insurance - D&O	1,381.58	1,381.58	0.00	2,645.75	1,322.86	1,322.86	1,322.86	1,322.86	1,322.86	0.00	0.00	0.00	12,023.21
855 Insurance - Excess Liability	6,452.13	11,807.70	6,452.13	8,839.02	8,805.22	8,804.82	8,804.82	8,817.97	8,814.85	0.00	0.00	0.00	77,598.66
856 Fire & EC Insurance	5,355.57	0.00	5,355.57	5,433.93	5,433.91	5,438.71	5,433.91	5,433.91	5,433.91	0.00	0.00	0.00	43,319.42
857 Insurance - Workers Compensation	29.17	29.17	29.17	84.17	84.17	84.17	84.17	84.17	84.17	0.00	0.00	0.00	592.53
<b>TOTAL Insurance</b>	13,218.45	13,218.45	11,836.87	17,002.87	15,646.16	15,650.56	15,645.76	15,658.91	15,655.79	0.00	0.00	0.00	133,533.82
Other Expenses													
899 Enhancements	0.00	0.00	8,421.52	3,242.20	0.00	5,220.50	10,101.52	0.00	5,220.50	0.00	0.00	0.00	32,206.24
<b>TOTAL Other Expenses</b>	0.00	0.00	8,421.52	3,242.20	0.00	5,220.50	10,101.52	0.00	5,220.50	0.00	0.00	0.00	32,206.24
Parts & Supplies													
628 Fire & Safety Supplies	190.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	190.00
701 HVAC Supplies	0.00	0.00	44.12	0.00	257.31	0.00	0.00	0.00	0.00	0.00	0.00	0.00	301.43
707 Janitorial Supplies	590.03	975.15	1,067.58	846.46	837.85	1,466.80	1,320.10	1,402.09	674.98	0.00	0.00	0.00	9,183.04
709 Electrical Supplies	191.52	1,187.49	861.06	229.95	253.77	109.91	0.00	300.87	0.00	0.00	0.00	0.00	3,134.57
719 Pool Supplies/Chemicals	49.98	104.96	1,491.71	6,001.62	1,139.00	3,464.34	3,429.90	10,338.36	1,448.98	0.00	0.00	0.00	27,468.85
720 Tools & Equipment	251.24	145.81	10.83	0.00	232.77	51.06	0.00	234.79	0.00	0.00	0.00	0.00	926.50
<b>TOTAL Parts &amp; Supplies</b>	1,272.77	2,413.41	3,475.30	7,078.03	2,720.70	5,094.11	4,750.00	12,276.11	2,123.96	0.00	0.00	0.00	41,204.39
Repairs & Maintenance													
61957 Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	163.90	0.00	0.00	0.00	0.00	163.90
656 General Maintenance	2,879.55	1,999.52	835.68	5,469.26	1,650.43	2,673.00	104.71	2,114.24	1,902.00	0.00	0.00	0.00	19,628.39
675 Fitness Center Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
68303 Furniture	0.00	0.00	0.00	0.00	30.80	0.00	0.00	676.00	0.00	0.00	0.00	0.00	706.80
689 Site Signage	0.00	0.00	0.00	486.32	677.84	17.08	0.00	0.00	0.00	0.00	0.00	0.00	1,181.24
697 Vehicle Maintenance	156.93	95.92	80.65	93.46	141.47	98.13	106.39	141.44	378.17	0.00	0.00	0.00	1,292.56
72001 Pool Repairs	72.89	0.00	0.00	540.00	0.00	770.00	886.95	0.00	2,510.54	0.00	0.00	0.00	4,780.38
<b>TOTAL Repairs &amp; Maintenance</b>	3,109.37	2,095.44	916.33	6,589.04	2,500.54	3,558.21	1,098.05	3,095.58	4,790.71	0.00	0.00	0.00	27,753.27
Taxes													
805 Real Estate Tax	14.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.70
<b>TOTAL Taxes</b>	14.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.70



**YTD Income Statement**

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**Heartland Community Association**

**01-Operating**

	January	February	March	April	May	June	July	August	September	October	November	December	Total
<b>Utilities</b>													
573 Telephone	2,331.71	2,110.17	1,620.40	2,292.47	2,279.26	3,759.22	1,218.76	2,527.18	2,216.99	0.00	0.00	0.00	20,356.16
751 Electricity	5,630.03	3,940.28	4,293.00	4,384.40	8,970.65	6,313.20	8,166.32	5,541.41	6,929.93	0.00	0.00	0.00	54,169.22
75301 Gas Amenity Center	218.04	1,024.00	749.93	133.00	(706.42)	53.61	43.01	94.88	44.51	0.00	0.00	0.00	1,654.56
755 Water/Sewer	886.47	5,498.74	158.75	821.71	(1,687.42)	3,379.99	10,382.63	12,050.64	8,984.48	0.00	0.00	0.00	40,475.99
<b>TOTAL Utilities</b>	<b>9,066.25</b>	<b>12,573.19</b>	<b>6,822.08</b>	<b>7,631.58</b>	<b>8,856.07</b>	<b>13,506.02</b>	<b>19,810.72</b>	<b>20,214.11</b>	<b>18,175.91</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>116,655.93</b>
<b>TOTAL EXPENSES</b>	<b>161,820.15</b>	<b>151,462.94</b>	<b>185,853.69</b>	<b>260,682.20</b>	<b>258,964.05</b>	<b>220,218.06</b>	<b>251,282.90</b>	<b>192,595.42</b>	<b>187,346.31</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,870,025.72</b>
Excess Revenue / Expense	51,988.99	30,330.98	33,168.78	96,347.01	(40,064.85)	(67,127.35)	(6,024.39)	(24,169.75)	26,904.48	0.00	0.00	0.00	101,353.90

**YTD Income Statement**

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**Heartland Community Association  
02-Townhome**

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	16,588.00	16,588.00	16,588.00	16,588.00	17,936.00	19,162.00	20,837.00	22,104.00	22,308.00	0.00	0.00	0.00	168,699.00
403 Builder Assessments	8,085.00	12,953.36	9,800.00	14,304.80	10,290.00	8,575.00	8,575.00	6,440.00	12,180.00	0.00	0.00	0.00	91,203.16
423 Bad Debt Expense	0.00	0.00	0.00	0.00	0.00	0.00	(5,321.60)	0.00	0.00	0.00	0.00	0.00	(5,321.60)
441 Late Fees	0.00	0.00	0.00	(10.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(10.00)
44101 Collection Fee Revenue	(130.00)	0.00	(75.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(205.00)
451 Interest	0.00	0.00	0.00	0.00	0.00	0.00	0.00	36.25	0.00	0.00	0.00	0.00	36.25
<b>TOTAL Revenue</b>	<b>24,543.00</b>	<b>29,541.36</b>	<b>26,313.00</b>	<b>30,882.80</b>	<b>28,226.00</b>	<b>27,737.00</b>	<b>24,090.40</b>	<b>28,580.25</b>	<b>34,488.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>254,401.81</b>
Transfer between Funds													
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	0.00	0.00	0.00	(25,200.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(25,200.00)</b>
<b>TOTAL INCOME</b>	<b>21,743.00</b>	<b>26,741.36</b>	<b>23,513.00</b>	<b>28,082.80</b>	<b>25,426.00</b>	<b>24,937.00</b>	<b>21,290.40</b>	<b>25,780.25</b>	<b>31,688.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>229,201.81</b>
<b>EXPENSES</b>													
Expenses													
514 Townhome Administrative Fee	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
57911 Townhome Miscellaneous Expense	0.00	0.00	0.00	1,629.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,629.00
61901 Townhome Landscape	1,103.11	1,103.11	1,136.20	1,136.20	1,136.20	1,136.20	1,136.00	1,136.40	1,136.20	0.00	0.00	0.00	10,159.62
65301 Townhome Building Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
665 Townhome Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75102 Townhome Electric	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75801 Townhome Water	808.85	36.30	124.00	133.35	(716.84)	333.04	448.14	(190.43)	524.05	0.00	0.00	0.00	1,500.46
85301 Townhome Insurance	10,202.83	10,202.83	10,202.83	9,175.29	9,175.29	12,560.56	10,303.73	12,842.77	10,811.66	0.00	0.00	0.00	95,477.79
<b>TOTAL Expenses</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</b>	<b>12,073.84</b>	<b>9,594.65</b>	<b>14,029.80</b>	<b>11,887.87</b>	<b>13,788.74</b>	<b>12,471.91</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>108,766.87</b>
<b>TOTAL EXPENSES</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</b>	<b>12,073.84</b>	<b>9,594.65</b>	<b>14,029.80</b>	<b>11,887.87</b>	<b>13,788.74</b>	<b>12,471.91</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>108,766.87</b>
Excess Revenue / Expense	9,628.21	15,399.12	12,049.97	16,008.96	15,831.35	10,907.20	9,402.53	11,991.51	19,216.09	0.00	0.00	0.00	120,434.94

# YTD Income Statement

Posted 9/1/2023 To 9/30/2023 11:59:00 PM

Thursday, October 19, 2023

14:48

## Heartland Community Association

### 03-Reserve

	January	February	March	April	May	June	July	August	September	October	November	December	Total
<b>INCOME</b>													
<b>Revenue</b>													
432 Initial Reserve Contribution	2,475.00	300.00	975.00	1,425.00	1,150.00	1,050.00	1,425.00	875.00	1,025.00	0.00	0.00	0.00	10,700.00
451 Interest	1,142.01	2,684.77	1,260.58	3,990.89	2,993.85	2,983.03	3,108.34	4,210.64	4,742.09	0.00	0.00	0.00	27,116.20
<b>TOTAL Revenue</b>	<b>3,617.01</b>	<b>2,984.77</b>	<b>2,235.58</b>	<b>5,415.89</b>	<b>4,143.85</b>	<b>4,033.03</b>	<b>4,533.34</b>	<b>5,085.64</b>	<b>5,767.09</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>37,816.20</b>
<b>Transfer between Funds</b>													
498 Reserve Fund Transfer	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	0.00	0.00	0.00	17,550.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>17,550.00</b>
<b>TOTAL INCOME</b>	<b>5,567.01</b>	<b>4,934.77</b>	<b>4,185.58</b>	<b>7,365.89</b>	<b>6,093.85</b>	<b>5,983.03</b>	<b>6,483.34</b>	<b>7,035.64</b>	<b>7,717.09</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>55,366.20</b>
<b>EXPENSES</b>													
<b>Contract Services</b>													
629 Pool Service	0.00	0.00	0.00	0.00	0.00	13,512.22	0.00	0.00	0.00	0.00	0.00	0.00	13,512.22
<b>TOTAL Contract Services</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>13,512.22</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>13,512.22</b>
<b>Repairs &amp; Maintenance</b>													
68303 Furniture	0.00	0.00	0.00	0.00	0.00	3,408.00	0.00	0.00	0.00	0.00	0.00	0.00	3,408.00
72001 Pool Repairs	0.00	0.00	0.00	0.00	0.00	7,800.00	0.00	0.00	0.00	0.00	0.00	0.00	7,800.00
<b>TOTAL Repairs &amp; Maintenance</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>11,208.00</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>11,208.00</b>
<b>TOTAL EXPENSES</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>24,720.22</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>24,720.22</b>
<b>Excess Revenue / Expense</b>	<b>5,567.01</b>	<b>4,934.77</b>	<b>4,185.58</b>	<b>7,365.89</b>	<b>6,093.85</b>	<b>(18,737.19)</b>	<b>6,483.34</b>	<b>7,035.64</b>	<b>7,717.09</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>30,645.98</b>

# YTD Income Statement

Thursday, October 19, 2023 14:48

14:48

Posted 9/1/2023 To 9/30/2023 11:59:00 PM

## Heartland Community Association 04-Townhome Reserve

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
451 Interest	1.63	1.60	7.35	8.52	11.09	12.58	12.86	12.64	20.45	0.00	0.00	0.00	88.72
<b>TOTAL Revenue</b>	1.63	1.60	7.35	8.52	11.09	12.58	12.86	12.64	20.45	0.00	0.00	0.00	88.72
Transfer between Funds													
498 Reserve Fund Transfer	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	0.00	0.00	0.00	25,200.00
<b>TOTAL Transfer between Funds</b>	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	0.00	0.00	0.00	25,200.00
<b>TOTAL INCOME</b>	2,801.63	2,801.60	2,807.35	2,808.52	2,811.09	2,812.58	2,812.86	2,812.64	2,820.45	0.00	0.00	0.00	25,288.72
Excess Revenue / Expense	2,801.63	2,801.60	2,807.35	2,808.52	2,811.09	2,812.58	2,812.86	2,812.64	2,820.45	0.00	0.00	0.00	25,288.72

# Heartland Community Association

Professionally Managed by:

**CCMC**

October 2023



**CCMC**

*Now **this** feels like home.®*

# Consolidate Balance Sheet - all departments

Wednesday, November 15, 2023

12:38

Posted 10/31/2023

## Heartland Community Association Consolidated

	10/2023	09/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
1001	Cash - OP AAB	304,730.00	313,145.68	(8,415.68)
100101	Cash - Townhome OP CKG AAB	262,928.64	237,641.44	25,287.20
100305	Cash - INTAKE AAB	10,199.01	10,198.79	0.22
1005	Cash - Debit Card ckg AAB	2,416.62	3,817.37	(1,400.75)
101	Cash - OP PWB	2,218.50	39,350.40	(37,131.90)
10302	Cash - OP SVG MM Oakwood	95,838.13	95,419.85	418.28
10306	Cash - OP MM Modern Bank	150,000.00	150,000.00	0.00
10404	Operating - ICS Modern Bank	54,527.51	53,895.44	632.07
1002	Cash - RSV MM AAB	50,225.25	46,985.42	3,239.83
1007	Cash - RSV Townhome MM AAB	30,517.73	27,694.28	2,823.45
10201	Cash - RSV MM Modern Bank	100,000.00	100,000.00	0.00
104	Reserve 3M CD Veritex	85,374.82	85,374.82	0.00
10401	Reserve - 6M CD Veritex	85,172.47	85,172.47	0.00
10402	Reserve - 9M CD Veritex	84,969.48	84,969.48	0.00
10403	Reserve - 6M CD Bank 34	107,862.25	107,643.72	218.53
10405	Reserve - ICS MM Modern Bank	407,352.31	404,139.60	3,212.71
	<u>Total Cash</u>	<u>1,834,332.72</u>	<u>1,845,448.76</u>	<u>(11,116.04)</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	673,408.61	735,438.97	(62,030.36)
112	AR Other	892.75	10,192.75	(9,300.00)
114	Due from other Departments	0.00	50.00	(50.00)
119	Allowance for Doubtful Accounts	(329,373.12)	(349,311.76)	19,938.64
	<u>Total Accounts Receivable</u>	<u>344,928.24</u>	<u>396,369.96</u>	<u>(51,441.72)</u>
<u>Other Assets</u>				
133	Prepaid Insurance	132,882.25	158,568.70	(25,686.45)
134	Prepaid Expense	14,656.93	3,437.47	11,219.46
18501	Accrued Interest Receivable	2,649.01	1,532.50	1,116.51
	<u>Total Other Assets</u>	<u>150,188.19</u>	<u>163,538.67</u>	<u>(13,350.48)</u>
	<u>Total Assets</u>	<u>2,329,449.15</u>	<u>2,405,357.39</u>	<u>(75,908.24)</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	36,708.75	27,760.97	8,947.78
211	Accounts Payable	17,094.37	2,037.38	15,056.99
212	Accounts Payable - Other	4,299.75	4,299.75	0.00
213	Unearned Assessments	532,950.94	709,056.72	(176,105.78)
214	Prepaid Assessments	93,831.62	84,420.05	9,411.57

# Consolidate Balance Sheet - all departments

Wednesday, November 15, 2023

12:38

Posted 10/31/2023

## Heartland Community Association Consolidated

	10/2023	09/2023	Net Change	
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
21401	Due to Management Company	832.00	7,035.00	(6,203.00)
22101	Insurance Claims Pending	12,081.22	12,081.22	0.00
224	Due to other Departments	0.00	50.00	(50.00)
	<u>Total Current Liabilities</u>	<u>697,798.65</u>	<u>846,741.09</u>	<u>(148,942.44)</u>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	3,510.00	4,510.00	(1,000.00)
	<u>Total Other Liabilities</u>	<u>3,510.00</u>	<u>4,510.00</u>	<u>(1,000.00)</u>
<u>Equity</u>				
309	Equity	1,276,382.76	1,276,382.76	0.00
	Net Income (Loss)	351,757.74	277,723.54	74,034.20
	<u>Total Equity</u>	<u>1,628,140.50</u>	<u>1,554,106.30</u>	<u>74,034.20</u>
	<u>Total Liabilities &amp; Equity</u>	<u>2,329,449.15</u>	<u>2,405,357.39</u>	<u>(75,908.24)</u>

Posted 10/31/2023

## Heartland Community Association

## 01-Operating

	10/2023	09/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
1001	Cash - OP AAB	304,240.00	312,573.68	(8,333.68)
100305	Cash - INTAKE AAB	10,199.01	10,198.79	0.22
1005	Cash - Debit Card ckg AAB	2,416.62	3,817.37	(1,400.75)
101	Cash - OP PWB	226,414.67	264,070.62	(37,655.95)
10302	Cash - OP SVG MM Oakwood	94,667.50	94,667.50	0.00
	<u>Total Cash</u>	<u>637,937.80</u>	<u>685,327.96</u>	<u>(47,390.16)</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	648,615.47	709,445.49	(60,830.02)
112	AR Other	892.75	10,192.75	(9,300.00)
119	Allowance for Doubtful Accounts	(329,373.12)	(349,311.76)	19,938.64
	<u>Total Accounts Receivable</u>	<u>320,135.10</u>	<u>370,326.48</u>	<u>(50,191.38)</u>
<u>Other Assets</u>				
133	Prepaid Insurance	78,082.92	93,699.51	(15,616.59)
134	Prepaid Expense	14,856.93	3,437.47	11,219.46
	<u>Total Other Assets</u>	<u>92,739.85</u>	<u>97,136.98</u>	<u>(4,397.13)</u>
	<u>Total Assets</u>	<u>1,050,812.75</u>	<u>1,152,791.42</u>	<u>(101,978.67)</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	35,819.45	26,572.41	9,247.04
211	Accounts Payable	17,094.37	2,037.38	15,056.99
212	Accounts Payable - Other	4,299.75	4,299.75	0.00
213	Unearned Assessments	532,950.94	709,056.72	(176,105.78)
214	Prepaid Assessments	93,259.62	83,848.05	9,411.57
21401	Due to Management Company	832.00	7,035.00	(6,203.00)
22101	Insurance Claims Pending	12,081.22	12,081.22	0.00
224	Due to other Departments	0.00	50.00	(50.00)
	<u>Total Current Liabilities</u>	<u>696,337.35</u>	<u>844,980.53</u>	<u>(148,643.18)</u>
<u>Other Liabilities</u>				
220	Facility Rental Deposit	3,510.00	4,510.00	(1,000.00)
	<u>Total Other Liabilities</u>	<u>3,510.00</u>	<u>4,510.00</u>	<u>(1,000.00)</u>
<u>Equity</u>				
309	Equity	201,946.99	201,946.99	0.00
	Net Income (Loss)	149,018.41	101,353.90	47,664.51
	<u>Total Equity</u>	<u>350,965.40</u>	<u>303,300.89</u>	<u>47,664.51</u>
	<u>Total Liabilities &amp; Equity</u>	<u>1,050,812.75</u>	<u>1,152,791.42</u>	<u>(101,978.67)</u>



Posted 10/31/2023

## Heartland Community Association

## 02-Townhome

	10/2023	09/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
1001	Cash - OP AAB	490.00	572.00	(82.00)
100101	Cash - Townhome OP CKG AAB	262,928.64	237,641.44	25,287.20
101	Cash - OP PWB	524.05	0.00	524.05
	<u>Total Cash</u>	<u>263,942.69</u>	<u>238,213.44</u>	<u>25,729.25</u>
<u>Accounts Receivable</u>				
111	Accounts Receivable	24,793.14	25,993.48	(1,200.34)
	<u>Total Accounts Receivable</u>	<u>24,793.14</u>	<u>25,993.48</u>	<u>(1,200.34)</u>
<u>Other Assets</u>				
133	Prepaid Insurance	54,799.33	64,869.19	(10,069.86)
	<u>Total Other Assets</u>	<u>54,799.33</u>	<u>64,869.19</u>	<u>(10,069.86)</u>
	<u>Total Assets</u>	<u>343,535.16</u>	<u>329,076.11</u>	<u>14,459.05</u>
<b>Liabilities &amp; Equity</b>				
<u>Current Liabilities</u>				
210	Accrued Expense	889.30	1,188.56	(299.26)
214	Prepaid Assessments	572.00	572.00	0.00
	<u>Total Current Liabilities</u>	<u>1,461.30</u>	<u>1,760.56</u>	<u>(299.26)</u>
<u>Equity</u>				
309	Equity	206,880.61	206,880.61	0.00
	Net Income (Loss)	135,193.25	120,434.94	14,758.31
	<u>Total Equity</u>	<u>342,073.86</u>	<u>327,315.55</u>	<u>14,758.31</u>
	<u>Total Liabilities &amp; Equity</u>	<u>343,535.16</u>	<u>329,076.11</u>	<u>14,459.05</u>

Individual Balance Sheets for each department

Wednesday, November 15, 2023

12:38

Posted 10/31/2023

Heartland Community Association

03-Reserve

	10/2023	09/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
101	Cash - OP PWB	(224,720.22)	(224,720.22)	0.00
10302	Cash - OP SVG MM Oakwood	1,170.63	752.35	418.28
10306	Cash - OP MM Modern Bank	150,000.00	150,000.00	0.00
10404	Operating - ICS Modern Bank	54,527.51	53,895.44	632.07
1002	Cash - RSV MM AAB	50,225.25	46,985.42	3,239.83
10201	Cash - RSV MM Modern Bank	100,000.00	100,000.00	0.00
104	Reserve 3M CD Veritex	85,374.82	85,374.82	0.00
10401	Reserve - 6M CD Veritex	85,172.47	85,172.47	0.00
10402	Reserve - 9M CD Veritex	84,969.48	84,969.48	0.00
10403	Reserve - 6M CD Bank 34	107,862.25	107,643.72	218.53
10405	Reserve - ICS MM Modern Bank	407,352.31	404,139.60	3,212.71
	<u>Total Cash</u>	<u>901,934.50</u>	<u>894,213.08</u>	<u>7,721.42</u>
<u>Accounts Receivable</u>				
114	Due from other Departments	0.00	50.00	(50.00)
	<u>Total Accounts Receivable</u>	<u>0.00</u>	<u>50.00</u>	<u>(50.00)</u>
<u>Other Assets</u>				
18501	Accrued Interest Receivable	2,649.01	1,532.50	1,116.51
	<u>Total Other Assets</u>	<u>2,649.01</u>	<u>1,532.50</u>	<u>1,116.51</u>
	<u>Total Assets</u>	<u>904,583.51</u>	<u>895,795.58</u>	<u>8,787.93</u>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	865,149.60	865,149.60	0.00
	Net Income (Loss)	39,433.91	30,645.98	8,787.93
	<u>Total Equity</u>	<u>904,583.51</u>	<u>895,795.58</u>	<u>8,787.93</u>
	<u>Total Liabilities &amp; Equity</u>	<u>904,583.51</u>	<u>895,795.58</u>	<u>8,787.93</u>

Posted 10/31/2023

Heartland Community Association

04-Townhome Reserve

	10/2023	09/2023	Net Change	
<b>Assets</b>				
<u>Cash</u>				
1007	Cash - RSV Townhome MM AAB	30,517.73	27,694.28	2,823.45
	<u>Total Cash</u>	<u>30,517.73</u>	<u>27,694.28</u>	<u>2,823.45</u>
	<u>Total Assets</u>	<u>30,517.73</u>	<u>27,694.28</u>	<u>2,823.45</u>
<b>Liabilities &amp; Equity</b>				
<u>Equity</u>				
309	Equity	2,405.56	2,405.56	0.00
	Net Income (Loss)	28,112.17	25,288.72	2,823.45
	<u>Total Equity</u>	<u>30,517.73</u>	<u>27,694.28</u>	<u>2,823.45</u>
	<u>Total Liabilities &amp; Equity</u>	<u>30,517.73</u>	<u>27,694.28</u>	<u>2,823.45</u>

# Balance Sheet by Fund (column format)

Posted 10/31/2023

Wednesday, November 15, 2023

12:38

## Heartland Community Association

	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<b>Assets</b>				
<b>Cash</b>				
Cash - OP AAB	304,240.00	490.00		304,730.00
Cash - Townhome OP CKG Af		262,928.64		262,928.64
Cash - INTAKE AAB	10,199.01			10,199.01
Cash - Debit Card ckg AAB	2,416.62			2,416.62
Cash - OP PWB	226,414.67	524.05	(224,720.22)	2,218.50
Cash - OP SVG MM Oakwood	94,667.50		1,170.63	95,838.13
Cash - OP MM Modern Bank			150,000.00	150,000.00
Operating - ICS Modern Bank			54,527.51	54,527.51
Cash - RSV MM AAB			50,225.25	50,225.25
Cash - RSV Townhome MM Af			30,517.73	30,517.73
Cash - RSV MM Modern Bank			100,000.00	100,000.00
Reserve 3M CD Veritex			85,374.82	85,374.82
Reserve - 6M CD Veritex			85,172.47	85,172.47
Reserve - 9M CD Veritex			84,969.48	84,969.48
Reserve - 6M CD Bank 34			107,862.25	107,862.25
Reserve - ICS MM Modern Bar			407,352.31	407,352.31
<b>Total Cash</b>	<b>637,937.80</b>	<b>263,942.69</b>	<b>901,934.50</b>	<b>30,517.73 1,834,332.72</b>
<b>Accounts Receivable</b>				
Accounts Receivable	648,615.47	24,793.14		673,408.61
AR Other	892.75			892.75
Allowance for Doubtful Accou	(829,373.12)			(329,373.12)
<b>Total Accounts Receivable</b>	<b>320,135.10</b>	<b>24,793.14</b>		<b>344,928.24</b>
<b>Other Assets</b>				
Prepaid Insurance	78,082.92	54,799.33		132,882.25
Prepaid Expense	14,656.93			14,656.93
Accrued Interest Receivable		2,649.01		2,649.01
<b>Total Other Assets</b>	<b>92,739.85</b>	<b>54,799.33</b>	<b>2,649.01</b>	<b>150,188.19</b>
<b>Total Assets</b>	<b>1,050,812.75</b>	<b>343,535.16</b>	<b>904,583.51</b>	<b>30,517.73 2,329,449.15</b>

**Balance Sheet by Fund (column format)**

Posted 10/31/2023

**Heartland Community Association**

	01-Operating	02-Townhome	03-Reserve	04-Townhome Total Reserve
<b>Liabilities &amp; Equity</b>				
<b>Current Liabilities</b>				
Accrued Expense	35,819.45	889.30		36,708.75
Accounts Payable	17,094.37			17,094.37
Accounts Payable - Other	4,299.75			4,299.75
Unearned Assessments	532,950.94			532,950.94
Prepaid Assessments	93,259.62	572.00		93,831.62
Due to Management Company	832.00			832.00
Insurance Claims Pending	12,081.22			12,081.22
<b>Total Current Liabilities</b>	<b>696,337.35</b>	<b>1,461.30</b>		<b>697,798.65</b>
<b>Other Liabilities</b>				
Facility Rental Deposit	3,510.00			3,510.00
<b>Total Other Liabilities</b>	<b>3,510.00</b>			<b>3,510.00</b>
<b>Equity</b>				
Equity	201,946.99	206,880.61	865,149.60	2,405.56
Net Income (Loss)	149,018.41	135,193.25	39,433.91	28,112.17
<b>Total Equity</b>	<b>350,965.40</b>	<b>342,073.86</b>	<b>904,583.51</b>	<b>30,517.73</b>
<b>Total Liabilities &amp; Equity</b>	<b>1,050,812.75</b>	<b>343,535.16</b>	<b>904,583.51</b>	<b>30,517.73</b>

# Heartland Community Association

## Income Statement

### 01-Operating

Posted 10/1/2023 To 10/31/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual Budget
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	160,941.21	157,727.00	3,214.21	1,554,578.89	1,544,060.00	10,518.89	1,861,728.00
403 Builder Assessments	19,827.35	24,272.00	(4,444.65)	211,651.20	247,271.00	(35,619.80)	297,250.00
416 Rental Income	1,200.00	1,500.00	(300.00)	27,175.00	15,000.00	12,175.00	18,000.00
423 Bad Debt Expense	20,403.33	(5,000.00)	25,403.33	37,376.05	(50,000.00)	87,376.05	(60,000.00)
42301 Bad Debt Recovery	0.00	0.00	0.00	2,715.40	0.00	2,715.40	0.00
432 Initial Reserve Contribution	0.00	450.00	(450.00)	0.00	4,500.00	(4,500.00)	5,400.00
434 Working Capital	4,800.00	1,800.00	3,000.00	47,700.00	18,000.00	29,700.00	21,600.00
441 Late Fees	6,804.00	1,000.00	5,804.00	32,404.19	10,000.00	22,404.19	12,000.00
44101 Collection Fee Revenue	12,414.35	5,000.00	7,414.35	129,943.67	50,000.00	79,943.67	60,000.00
44503 Sponsorship	0.00	400.00	(400.00)	4,458.86	4,000.00	458.86	4,800.00
451 Interest	2.23	300.00	(297.77)	3,425.30	3,000.00	425.30	3,600.00
454 Sanctions/Fines	15,635.00	0.00	15,635.00	42,288.28	0.00	42,288.28	0.00
459 Miscellaneous Income	75.00	300.00	(225.00)	4,903.69	3,000.00	1,903.69	3,600.00
45901 Permit Fee Income	609.35	550.00	59.35	5,353.67	5,500.00	(146.33)	6,600.00
45914 Legal Fee Revenue	1,005.00	2,000.00	(995.00)	127,585.24	20,000.00	107,585.24	24,000.00
472 Recreation Event Income	0.00	0.00	0.00	1,087.00	0.00	1,087.00	0.00
<b>TOTAL Revenue</b>	<b>243,716.82</b>	<b>190,299.00</b>	<b>53,417.82</b>	<b>2,232,646.44</b>	<b>1,874,331.00</b>	<b>358,315.44</b>	<b>2,258,578.00</b>
<b>TOTAL Income</b>	<b>243,716.82</b>	<b>190,299.00</b>	<b>53,417.82</b>	<b>2,232,646.44</b>	<b>1,874,331.00</b>	<b>358,315.44</b>	<b>2,258,578.00</b>
<b>Expense</b>							
<b>Administrative</b>							
505 Onsite Services	79,568.55	74,551.40	(5,017.15)	703,363.27	735,347.90	31,984.63	904,062.00
536 Office Equipment	717.24	700.00	(17.24)	10,004.70	7,000.00	(3,004.70)	8,400.00
547 Uniforms	526.09	300.00	(226.09)	1,041.00	3,000.00	1,959.00	3,600.00
551 Advertising	49.50	445.00	395.50	1,502.75	4,450.00	2,947.25	5,340.00
553 Audit & Tax	0.00	0.00	0.00	1,505.34	3,900.00	2,394.66	3,900.00
561 Legal Fees - Collections	3,318.28	3,500.00	181.72	132,212.83	35,000.00	(97,212.83)	42,000.00
56101 Lien/Collection Costs	20,385.00	0.00	(20,385.00)	137,925.75	0.00	(137,925.75)	0.00
562 Legal Fees - Attorney	0.00	800.00	800.00	2,943.83	8,000.00	5,056.17	9,600.00
563 Licenses/Fees/Permits	970.33	1,126.67	156.34	9,889.45	11,266.70	1,377.25	13,520.00
564 Dues/Subscriptions	611.46	150.00	(461.46)	5,520.40	1,500.00	(4,020.40)	1,800.00
565 Community Management Fees	8,956.00	8,878.00	(78.00)	85,846.00	87,382.00	1,536.00	105,316.00
567 Meeting Expense	55.46	500.00	444.54	1,530.97	950.00	(580.97)	1,050.00
569 Office Supplies	3,959.36	700.00	(3,259.36)	22,161.84	10,300.00	(11,861.84)	11,700.00
571 Professional Fees	0.00	0.00	0.00	254.41	0.00	(254.41)	0.00
572 Postage	11,335.08	3,000.00	(8,335.08)	41,167.13	30,000.00	(11,167.13)	36,000.00
575 Social Events	12,351.34	17,025.00	4,673.66	86,676.21	96,800.00	10,123.79	118,100.00
57901 Mileage/Auto	837.42	1,000.00	162.58	9,402.99	10,000.00	597.01	12,000.00
590 Web Hosting	0.00	580.00	580.00	5,307.12	5,800.00	492.88	6,960.00
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	16,000.00
612 IT Support	0.00	0.00	0.00	(345.00)	0.00	345.00	0.00

**Heartland Community Association**  
**Income Statement**  
**01-Operating**

Posted 10/1/2023 To 10/31/2023 11:59:00 PM

	Current Period 01-Operating			Year to Date 01-Operating			Annual Budget
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>TOTAL Administrative</b>	<b>143,641.11</b>	<b>113,256.07</b>	<b>(30,385.04)</b>	<b>1,257,910.99</b>	<b>1,050,696.60</b>	<b>(207,214.39)</b>	<b>1,299,348.00</b>
<b><u>Contract Services</u></b>							
605 Janitor Contract	3,750.00	3,231.00	(519.00)	36,175.50	35,709.00	(466.50)	43,370.00
615 Refuse Removal	100.00	200.00	100.00	1,700.00	2,000.00	300.00	2,400.00
619 Landscape Contract	5,633.38	6,383.38	750.00	56,005.64	63,833.80	7,828.16	76,600.56
61908 Landscape - Additional	0.00	1,500.00	1,500.00	8,725.35	15,000.00	6,274.65	18,000.00
629 Pool Service	8,100.00	8,200.00	100.00	75,095.00	82,000.00	6,905.00	98,400.00
62903 Pool Monitor	0.00	0.00	0.00	209,000.00	209,000.00	0.00	209,000.00
637 Patrol Security Service	1,764.48	0.00	(1,764.48)	36,227.27	30,000.00	(6,227.27)	30,000.00
63707 Security/Alarm Monitoring	855.00	130.00	(725.00)	2,207.59	1,300.00	(907.59)	1,560.00
<b>TOTAL Contract Services</b>	<b>20,202.86</b>	<b>19,644.38</b>	<b>(558.48)</b>	<b>425,136.35</b>	<b>438,842.80</b>	<b>13,706.45</b>	<b>479,330.56</b>
<b><u>Expenses</u></b>							
59999 Outstanding Checks	0.00	0.00	0.00	(546.00)	0.00	546.00	0.00
<b>TOTAL Expenses</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(546.00)</b>	<b>0.00</b>	<b>546.00</b>	<b>0.00</b>
<b><u>Insurance</u></b>							
851 Insurance - D&O	1,322.86	1,318.75	(4.11)	13,346.07	12,396.25	(949.82)	15,033.75
855 Insurance - Excess Liability	8,814.82	8,123.21	(691.61)	86,413.48	76,613.60	(9,799.88)	92,859.98
856 Fire & EC Insurance	5,433.91	7,281.25	1,847.34	48,753.33	68,443.75	19,690.42	83,006.25
857 Insurance - Workers Compensatio	55.00	46.25	(8.75)	647.53	379.25	(268.28)	471.75
<b>TOTAL Insurance</b>	<b>15,626.59</b>	<b>16,769.46</b>	<b>1,142.87</b>	<b>149,160.41</b>	<b>157,832.85</b>	<b>8,672.44</b>	<b>191,371.73</b>
<b><u>Other Expenses</u></b>							
899 Enhancements	0.00	288.75	288.75	32,206.24	25,830.50	(6,375.74)	26,408.00
<b>TOTAL Other Expenses</b>	<b>0.00</b>	<b>288.75</b>	<b>288.75</b>	<b>32,206.24</b>	<b>25,830.50</b>	<b>(6,375.74)</b>	<b>26,408.00</b>
<b><u>Parts &amp; Supplies</u></b>							
628 Fire & Safety Supplies	0.00	25.00	25.00	190.00	250.00	60.00	300.00
701 HVAC Supplies	215.44	125.00	(90.44)	516.87	1,250.00	733.13	1,500.00
707 Janitorial Supplies	805.18	900.00	94.82	9,988.22	9,000.00	(988.22)	10,800.00
709 Electrical Supplies	0.00	25.00	25.00	3,134.57	250.00	(2,884.57)	300.00
719 Pool Supplies/Chemicals	0.00	3,000.00	3,000.00	27,468.85	30,000.00	2,531.15	36,000.00
720 Tools & Equipment	0.00	30.00	30.00	926.50	300.00	(626.50)	360.00
<b>TOTAL Parts &amp; Supplies</b>	<b>1,020.62</b>	<b>4,105.00</b>	<b>3,084.38</b>	<b>42,225.01</b>	<b>41,050.00</b>	<b>(1,175.01)</b>	<b>49,260.00</b>
<b><u>Repairs &amp; Maintenance</u></b>							
61957 Irrigation Repairs	0.00	300.00	300.00	163.90	7,000.00	6,836.10	7,600.00
656 General Maintenance	2,135.14	400.00	(1,735.14)	21,763.53	14,000.00	(7,763.53)	14,800.00
675 Fitness Center Expense	0.00	360.00	360.00	0.00	3,600.00	3,600.00	4,320.00
68303 Furniture	210.00	300.00	90.00	916.80	3,000.00	2,083.20	3,600.00
689 Site Signage	0.00	62.00	62.00	1,181.24	620.00	(561.24)	744.00
697 Vehicle Maintenance	112.30	200.00	87.70	1,404.86	2,000.00	595.14	2,400.00
72001 Pool Repairs	0.00	400.00	400.00	4,780.38	4,000.00	(780.38)	4,800.00
<b>TOTAL Repairs &amp; Maintenance</b>	<b>2,457.44</b>	<b>2,022.00</b>	<b>(435.44)</b>	<b>30,210.71</b>	<b>34,220.00</b>	<b>4,009.29</b>	<b>38,264.00</b>

**Heartland Community Association**  
**Income Statement**  
**01-Operating**

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	Current Period 01-Operating			Year to Date 01-Operating			Annual Budget
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b><u>Taxes</u></b>							
805 Real Estate Tax	0.00	0.00	0.00	14.70	6,500.00	6,485.30	6,500.00
<b>TOTAL Taxes</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>14.70</b>	<b>6,500.00</b>	<b>6,485.30</b>	<b>6,500.00</b>
<b><u>Utilities</u></b>							
573 Telephone	2,033.07	1,950.00	(83.07)	22,389.23	19,500.00	(2,889.23)	23,400.00
751 Electricity	6,098.92	6,000.00	(98.92)	60,268.14	60,000.00	(268.14)	72,000.00
75301 Gas Amenity Center	(4.32)	208.00	212.32	1,650.24	2,080.00	429.76	2,496.00
755 Water/Sewer	3,026.02	3,900.00	873.98	43,502.01	39,000.00	(4,502.01)	46,800.00
<b>TOTAL Utilities</b>	<b>11,153.69</b>	<b>12,058.00</b>	<b>904.31</b>	<b>127,809.62</b>	<b>120,580.00</b>	<b>(7,229.62)</b>	<b>144,696.00</b>
<b>TOTAL Expense</b>	<b>194,102.31</b>	<b>168,143.65</b>	<b>(25,958.66)</b>	<b>2,064,128.03</b>	<b>1,875,552.75</b>	<b>(188,575.28)</b>	<b>2,235,178.29</b>
<b>Net Operating Income/Loss</b>	<b>49,614.51</b>	<b>22,155.35</b>	<b>27,459.16</b>	<b>168,518.41</b>	<b>(1,221.75)</b>	<b>169,740.16</b>	<b>23,399.71</b>
<b><u>Transfers</u></b>							
<b><u>Transfer between Funds</u></b>							
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	0.00	(19,500.00)	(19,500.00)	0.00	(23,400.00)
<b>TOTAL Transfer between Funds</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>0.00</b>	<b>(19,500.00)</b>	<b>(19,500.00)</b>	<b>0.00</b>	<b>(23,400.00)</b>
<b>TOTAL Transfers</b>	<b>(1,950.00)</b>	<b>(1,950.00)</b>	<b>0.00</b>	<b>(19,500.00)</b>	<b>(19,500.00)</b>	<b>0.00</b>	<b>(23,400.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>47,664.51</b>	<b>20,205.35</b>	<b>27,459.16</b>	<b>149,018.41</b>	<b>(20,721.75)</b>	<b>169,740.16</b>	<b>(0.29)</b>



**Heartland Community Association  
Income Statement  
02-Townhome**

Posted 10/1/2023 To 10/31/2023 11:59:00 PM

	Current Period 02-Townhome			Year to Date 02-Townhome			Annual Budget
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
401 Association Dues	23,312.51	23,030.00	282.51	192,011.51	186,200.00	5,811.51	235,200.00
403 Builder Assessments	12,462.20	6,615.00	5,847.20	103,665.36	73,500.00	30,165.36	86,240.00
423 Bad Debt Expense	0.00	0.00	0.00	(5,321.60)	0.00	(5,321.60)	0.00
441 Late Fees	0.00	0.00	0.00	(10.00)	0.00	(10.00)	0.00
44101 Collection Fee Revenue	0.00	0.00	0.00	(205.00)	0.00	(205.00)	0.00
451 Interest	0.00	0.00	0.00	36.25	0.00	36.25	0.00
<b>TOTAL Revenue</b>	<b>35,774.71</b>	<b>29,645.00</b>	<b>6,129.71</b>	<b>290,176.52</b>	<b>259,700.00</b>	<b>30,476.52</b>	<b>321,440.00</b>
<b>TOTAL Income</b>	<b>35,774.71</b>	<b>29,645.00</b>	<b>6,129.71</b>	<b>290,176.52</b>	<b>259,700.00</b>	<b>30,476.52</b>	<b>321,440.00</b>
<b>Expense</b>							
<b>Expenses</b>							
514 Townhome Administrative Fee	0.00	200.00	200.00	0.00	2,000.00	2,000.00	2,400.00
57911 Townhome Miscellaneous Expens	0.00	1,192.00	1,192.00	1,629.00	11,920.00	10,291.00	14,303.00
61901 Townhome Landscape	1,725.59	3,523.00	1,797.41	11,885.21	30,630.00	18,744.79	37,976.00
65301 Townhome Building Repairs	0.00	500.00	500.00	0.00	5,000.00	5,000.00	6,000.00
665 Townhome Irrigation Repairs	3,803.01	350.00	(3,453.01)	3,803.01	3,500.00	(303.01)	4,200.00
75102 Townhome Electric	0.00	400.00	400.00	0.00	4,000.00	4,000.00	4,800.00
75801 Townhome Water	837.94	450.00	(387.94)	2,338.40	4,500.00	2,161.60	5,400.00
85301 Townhome Insurance	11,849.86	21,606.75	9,756.89	107,327.65	166,995.75	59,668.10	212,760.75
<b>TOTAL Expenses</b>	<b>18,216.40</b>	<b>28,221.75</b>	<b>10,005.35</b>	<b>126,983.27</b>	<b>228,545.75</b>	<b>101,562.48</b>	<b>287,839.75</b>
<b>TOTAL Expense</b>	<b>18,216.40</b>	<b>28,221.75</b>	<b>10,005.35</b>	<b>126,983.27</b>	<b>228,545.75</b>	<b>101,562.48</b>	<b>287,839.75</b>
<b>Net Operating Income/Loss</b>	<b>17,558.31</b>	<b>1,423.25</b>	<b>16,135.06</b>	<b>163,193.25</b>	<b>31,154.25</b>	<b>132,039.00</b>	<b>33,600.25</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	0.00	(28,000.00)	(28,000.00)	0.00	(33,600.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(28,000.00)</b>	<b>(28,000.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>TOTAL Transfers</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>(28,000.00)</b>	<b>(28,000.00)</b>	<b>0.00</b>	<b>(33,600.00)</b>
<b>Net Income/Loss After Transfers</b>	<b>14,758.31</b>	<b>(1,376.75)</b>	<b>16,135.06</b>	<b>135,193.25</b>	<b>3,154.25</b>	<b>132,039.00</b>	<b>0.25</b>

**Heartland Community Association  
Income Statement  
03-Reserve**

Posted 10/1/2023 To 10/31/2023 11:59:00 PM

	Current Period 03-Reserve			Year to Date 03-Reserve			Annual Budget
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
432 Initial Reserve Contribution	1,200.00	0.00	1,200.00	11,900.00	0.00	11,900.00	0.00
451 Interest	5,637.93	0.00	5,637.93	32,754.13	0.00	32,754.13	0.00
<b>TOTAL Revenue</b>	<b>6,837.93</b>	<b>0.00</b>	<b>6,837.93</b>	<b>44,654.13</b>	<b>0.00</b>	<b>44,654.13</b>	<b>0.00</b>
<b>TOTAL Income</b>	<b>6,837.93</b>	<b>0.00</b>	<b>6,837.93</b>	<b>44,654.13</b>	<b>0.00</b>	<b>44,654.13</b>	<b>0.00</b>
<b>Expense</b>							
<b>Contract Services</b>							
629 Pool Service	0.00	0.00	0.00	13,512.22	0.00	(13,512.22)	0.00
<b>TOTAL Contract Services</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>13,512.22</b>	<b>0.00</b>	<b>(13,512.22)</b>	<b>0.00</b>
<b>Repairs &amp; Maintenance</b>							
68303 Furniture	0.00	0.00	0.00	3,408.00	0.00	(3,408.00)	0.00
72001 Pool Repairs	0.00	0.00	0.00	7,800.00	0.00	(7,800.00)	0.00
<b>TOTAL Repairs &amp; Maintenance</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>11,208.00</b>	<b>0.00</b>	<b>(11,208.00)</b>	<b>0.00</b>
<b>TOTAL Expense</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>24,720.22</b>	<b>0.00</b>	<b>(24,720.22)</b>	<b>0.00</b>
<b>Net Operating Income/Loss</b>	<b>6,837.93</b>	<b>0.00</b>	<b>6,837.93</b>	<b>19,933.91</b>	<b>0.00</b>	<b>19,933.91</b>	<b>0.00</b>
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	1,950.00	1,950.00	0.00	19,500.00	19,500.00	0.00	23,400.00
<b>TOTAL Transfer between Funds</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>19,500.00</b>	<b>19,500.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>TOTAL Transfers</b>	<b>1,950.00</b>	<b>1,950.00</b>	<b>0.00</b>	<b>19,500.00</b>	<b>19,500.00</b>	<b>0.00</b>	<b>23,400.00</b>
<b>Net Income/Loss After Transfers</b>	<b>8,787.93</b>	<b>1,950.00</b>	<b>6,837.93</b>	<b>39,433.91</b>	<b>19,500.00</b>	<b>19,933.91</b>	<b>23,400.00</b>

**Heartland Community Association  
Income Statement  
04-Townhome Reserve**

Posted 10/1/2023 To 10/31/2023 11:59:00 PM

	Current Period 04-Townhome Reserve			Year to Date 04-Townhome Reserve			Annual Budget
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
<b>Income</b>							
<b>Revenue</b>							
451 Interest	23.45	0.00	23.45	112.17	0.00	112.17	0.00
TOTAL Revenue	23.45	0.00	23.45	112.17	0.00	112.17	0.00
TOTAL Income	23.45	0.00	23.45	112.17	0.00	112.17	0.00
Net Operating Income/Loss	23.45	0.00	23.45	112.17	0.00	112.17	0.00
<b>Transfers</b>							
<b>Transfer between Funds</b>							
498 Reserve Fund Transfer	2,800.00	2,800.00	0.00	28,000.00	28,000.00	0.00	33,600.00
TOTAL Transfer between Funds	2,800.00	2,800.00	0.00	28,000.00	28,000.00	0.00	33,600.00
TOTAL Transfers	2,800.00	2,800.00	0.00	28,000.00	28,000.00	0.00	33,600.00
Net Income/Loss After Transfers	2,823.45	2,800.00	23.45	28,112.17	28,000.00	112.17	33,600.00

# YTD Income Statement

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## Heartland Community Association 01-Operating

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	146,698.00	151,495.00	151,815.87	155,308.00	155,103.00	155,798.00	155,637.50	160,084.17	161,698.14	160,941.21	0.00	0.00	1,554,578.89
403 Builder Assessments	23,710.40	21,118.69	21,657.40	19,763.58	20,960.60	18,739.56	19,108.95	16,420.08	30,344.59	19,827.35	0.00	0.00	211,651.20
416 Rental Income	3,200.00	2,450.00	4,100.00	4,126.00	1,574.00	3,000.00	2,400.00	3,200.00	1,925.00	1,200.00	0.00	0.00	27,175.00
423 Bad Debt Expense	(141.80)	0.00	0.00	79,408.43	3,033.67	(40,147.39)	36,285.22	(31,233.29)	(30,232.12)	20,403.33	0.00	0.00	37,376.05
42301 Bad Debt Recovery	0.00	0.00	0.00	2,715.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,715.40
432 Initial Reserve Contribution	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
434 Working Capital	9,900.00	1,200.00	4,000.00	5,900.00	4,600.00	4,300.00	5,400.00	3,500.00	4,100.00	4,800.00	0.00	0.00	47,700.00
441 Late Fees	1,668.10	(1,159.00)	6,631.50	5,385.00	3,365.00	1,080.00	(860.41)	(550.00)	10,040.00	6,804.00	0.00	0.00	32,404.19
44101 Collection Fee Revenue	9,847.00	(239.59)	22,212.29	26,607.26	11,353.29	7,835.17	2,525.00	7,751.33	29,637.57	12,414.35	0.00	0.00	129,943.67
44106 Delinquency Interest	0.00	0.00	25.00	50.00	0.00	0.00	(75.00)	0.00	0.00	0.00	0.00	0.00	0.00
44503 Sponsorship	0.00	2,136.00	468.00	2,018.00	(263.14)	0.00	100.00	0.00	0.00	0.00	0.00	0.00	4,458.86
451 Interest	371.51	388.31	770.79	698.41	517.97	328.35	340.98	4.65	2.10	2.23	0.00	0.00	3,425.30
454 Sanctions/Fines	1,800.54	2,365.00	382.00	3,617.74	10,424.25	(5,829.25)	4,209.00	5,975.00	3,709.00	15,635.00	0.00	0.00	42,288.28
459 Miscellaneous Income	246.00	75.00	125.00	425.00	830.00	1,425.00	1,325.00	275.00	102.69	75.00	0.00	0.00	4,903.69
45901 Permit Fee Income	275.00	125.00	250.00	1,167.55	300.55	1,291.65	933.22	0.00	401.35	609.35	0.00	0.00	5,353.67
45914 Legal Fee Revenue	16,897.39	3,789.51	8,534.62	51,788.84	9,050.01	7,219.62	19,879.05	4,948.73	4,472.47	1,005.00	0.00	0.00	127,585.24
472 Recreation Event Income	1,087.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,087.00
TOTAL Revenue	215,559.14	183,743.92	220,972.47	358,979.21	220,849.20	155,040.71	247,208.51	170,375.67	216,200.79	243,716.82	0.00	0.00	2,232,646.44
Transfer between Funds													
498 Reserve Fund Transfer	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	0.00	0.00	(19,500.00)
TOTAL Transfer between Funds	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	(1,950.00)	0.00	0.00	(19,500.00)
TOTAL INCOME	213,609.14	181,793.92	219,022.47	357,029.21	218,899.20	153,090.71	245,258.51	168,425.67	214,250.79	241,766.82	0.00	0.00	2,213,146.44
EXPENSES													
Administrative													
505 Onsite Services	69,460.14	69,717.83	74,624.64	61,826.67	82,782.15	71,035.60	67,468.66	68,950.73	57,928.30	79,568.55	0.00	0.00	703,363.27
536 Office Equipment	717.24	717.24	717.24	3,549.54	717.24	717.24	700.00	734.48	717.24	717.24	0.00	0.00	10,004.70
547 Uniforms	514.91	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	526.09	0.00	0.00	1,041.00
551 Advertising	0.00	681.25	0.00	0.00	72.00	0.00	0.00	600.00	100.00	49.50	0.00	0.00	1,502.75

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Heartland Community Association

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	January	February	March	April	May	June	July	August	September	October	November	December	Total
553 Audit & Tax	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,505.34	0.00	0.00	0.00	1,505.34
561 Legal Fees - Collections	12,874.29	7,903.09	7,743.02	48,137.16	12,323.33	5,938.29	21,196.01	9,489.59	3,289.77	3,318.28	0.00	0.00	132,212.83
56101 Lien/Collection Costs	9,847.00	1,653.00	24,750.00	22,675.46	20,014.96	4,616.33	3,555.00	780.00	29,649.00	20,385.00	0.00	0.00	137,925.75
562 Legal Fees - Attorney	0.00	0.00	83.15	131.33	0.00	617.70	0.00	0.00	2,111.65	0.00	0.00	0.00	2,943.83
563 Licenses/Fees/Permits	676.47	553.34	322.58	502.55	909.83	1,780.63	1,593.18	1,244.33	1,336.21	970.33	0.00	0.00	9,889.45
564 Dues/Subscriptions	227.29	236.41	236.45	2,589.77	286.23	322.45	426.23	281.21	322.90	611.46	0.00	0.00	5,520.40
565 Community Management Fees	8,350.00	8,394.00	8,432.00	8,464.00	8,602.00	8,602.00	8,650.00	8,664.00	8,732.00	8,956.00	0.00	0.00	85,846.00
567 Meeting Expense	0.00	481.05	0.00	306.75	253.09	129.68	172.34	0.00	132.60	55.46	0.00	0.00	1,530.97
569 Office Supplies	2,889.54	3,520.71	2,175.89	1,472.32	1,291.13	2,775.86	651.14	1,476.41	1,949.48	3,959.36	0.00	0.00	22,161.84
571 Professional Fees	0.00	0.00	0.00	0.00	0.00	0.00	254.41	0.00	0.00	0.00	0.00	0.00	254.41
572 Postage	4,086.86	2,682.64	3,831.35	584.14	4,406.41	4,110.09	2,500.00	2,824.58	4,805.98	11,335.08	0.00	0.00	41,167.13
575 Social Events	1,332.28	10,955.91	2,478.71	7,258.86	21,875.15	238.90	22,080.50	4,978.06	3,126.50	12,351.34	0.00	0.00	86,676.21
57901 Mileage/Auto	1,380.02	855.00	415.65	1,111.87	1,449.00	829.17	918.98	738.62	867.26	837.42	0.00	0.00	9,402.99
590 Web Hosting	589.68	589.68	589.68	589.68	589.68	589.68	589.68	589.68	589.68	0.00	0.00	0.00	5,307.12
59401 Holiday Decorations/Lighting	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
612 IT Support	0.00	(345.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(345.00)
<b>TOTAL Administrative</b>	<b>112,945.72</b>	<b>108,596.15</b>	<b>126,400.36</b>	<b>159,200.10</b>	<b>155,552.20</b>	<b>102,303.62</b>	<b>130,756.13</b>	<b>101,351.69</b>	<b>117,163.91</b>	<b>143,641.11</b>	<b>0.00</b>	<b>0.00</b>	<b>1,257,910.99</b>
<b>Contract Services</b>													
605 Janitor Contract	1,716.00	792.00	7,417.50	3,750.00	3,750.00	3,200.00	4,300.00	3,750.00	3,750.00	3,750.00	0.00	0.00	36,175.50
615 Refuse Removal	200.00	200.00	100.00	200.00	100.00	200.00	300.00	100.00	200.00	100.00	0.00	0.00	1,700.00
619 Landscape Contract	5,489.30	5,469.30	5,633.38	5,633.38	5,633.38	5,633.38	5,633.38	5,633.38	5,633.38	5,633.38	0.00	0.00	56,005.64
61908 Landscape - Additional	0.00	0.00	8,725.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,725.35
629 Pool Service	6,095.00	6,000.00	6,000.00	0.00	8,100.00	16,200.00	8,100.00	8,400.00	8,100.00	8,100.00	0.00	0.00	75,095.00
62903 Pool Monitor	8,000.00	0.00	0.00	50,250.00	50,000.00	50,500.00	50,250.00	0.00	0.00	0.00	0.00	0.00	209,000.00
637 Patrol Security Service	0.00	0.00	0.00	0.00	6,000.00	(407.34)	407.34	22,115.64	6,347.15	1,764.48	0.00	0.00	36,227.27
63707 Security/Alarm Monitoring	512.59	105.00	105.00	105.00	105.00	105.00	130.00	0.00	185.00	855.00	0.00	0.00	2,207.59
<b>TOTAL Contract Services</b>	<b>21,992.89</b>	<b>12,566.30</b>	<b>27,981.23</b>	<b>59,938.38</b>	<b>73,688.38</b>	<b>75,431.04</b>	<b>69,120.72</b>	<b>39,999.02</b>	<b>24,215.53</b>	<b>20,202.86</b>	<b>0.00</b>	<b>0.00</b>	<b>425,136.35</b>
<b>Expenses</b>													
59999 Outstanding Checks	0.00	0.00	0.00	0.00	0.00	(546.00)	0.00	0.00	0.00	0.00	0.00	0.00	(546.00)

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**Heartland Community Association**  
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	January	February	March	April	May	June	July	August	September	October	November	December	Total
TOTAL Expenses	0.00	0.00	0.00	0.00	0.00	(546.00)	0.00	0.00	0.00	0.00	0.00	0.00	(546.00)
Insurance													
851 Insurance - D&O	1,381.58	1,381.58	0.00	2,645.75	1,322.86	1,322.86	1,322.86	1,322.86	1,322.86	1,322.86	0.00	0.00	13,346.07
855 Insurance - Excess Liability	6,452.13	11,807.70	6,452.13	8,839.02	8,805.22	8,804.82	8,804.82	8,817.97	8,814.85	8,814.82	0.00	0.00	86,413.48
856 Fire & EC Insurance	5,355.57	0.00	5,355.57	5,433.93	5,433.91	5,438.71	5,433.91	5,433.91	5,433.91	5,433.91	0.00	0.00	48,753.33
857 Insurance - Workers Compensation	29.17	29.17	29.17	84.17	84.17	84.17	84.17	84.17	84.17	55.00	0.00	0.00	647.53
TOTAL Insurance	13,218.45	13,218.45	11,836.87	17,002.87	15,646.16	15,650.56	15,645.76	15,658.91	15,655.79	15,626.59	0.00	0.00	149,160.41
Other Expenses													
899 Enhancements	0.00	0.00	8,421.52	3,242.20	0.00	5,220.50	10,101.52	0.00	5,220.50	0.00	0.00	0.00	32,206.24
TOTAL Other Expenses	0.00	0.00	8,421.52	3,242.20	0.00	5,220.50	10,101.52	0.00	5,220.50	0.00	0.00	0.00	32,206.24
Parts & Supplies													
628 Fire & Safety Supplies	190.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	190.00
701 HVAC Supplies	0.00	0.00	44.12	0.00	257.31	0.00	0.00	0.00	0.00	215.44	0.00	0.00	516.87
707 Janitorial Supplies	590.03	975.15	1,067.58	846.46	837.85	1,468.80	1,320.10	1,402.09	674.98	805.18	0.00	0.00	9,988.22
709 Electrical Supplies	191.52	1,187.49	861.06	229.95	253.77	109.91	0.00	300.87	0.00	0.00	0.00	0.00	3,134.57
719 Pool Supplies/Chemicals	49.98	104.96	1,491.71	6,001.62	1,139.00	3,484.34	3,429.90	10,338.36	1,448.98	0.00	0.00	0.00	27,468.85
720 Tools & Equipment	251.24	145.81	10.83	0.00	232.77	51.06	0.00	234.79	0.00	0.00	0.00	0.00	926.50
TOTAL Parts & Supplies	1,272.77	2,413.41	3,475.30	7,078.03	2,720.70	5,094.11	4,750.00	12,276.11	2,123.96	1,020.62	0.00	0.00	42,225.01
Repairs & Maintenance													
61957 Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	163.90	0.00	0.00	0.00	0.00	163.90
656 General Maintenance	2,879.55	1,999.52	835.88	5,489.26	1,650.43	2,673.00	104.71	2,114.24	1,902.00	2,135.14	0.00	0.00	21,763.53
675 Fitness Center Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
68303 Furniture	0.00	0.00	0.00	0.00	30.80	0.00	0.00	676.00	0.00	210.00	0.00	0.00	916.80
689 Site Signage	0.00	0.00	0.00	486.32	677.84	17.08	0.00	0.00	0.00	0.00	0.00	0.00	1,181.24
697 Vehicle Maintenance	156.93	95.92	80.85	93.46	141.47	98.13	106.39	141.44	378.17	112.30	0.00	0.00	1,404.86
72001 Pool Repairs	72.89	0.00	0.00	540.00	0.00	770.00	886.95	0.00	2,510.54	0.00	0.00	0.00	4,780.38
TOTAL Repairs & Maintenance	3,109.37	2,095.44	916.33	6,589.04	2,500.54	3,558.21	1,098.05	3,095.58	4,790.71	2,457.44	0.00	0.00	30,210.71
Taxes													
805 Real Estate Tax	14.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.70
TOTAL Taxes	14.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.70

**YTD Income Statement**

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**Heartland Community Association**

**01-Operating**

	January	February	March	April	May	June	July	August	September	October	November	December	Total
<b>Utilities</b>													
573 Telephone	2,331.71	2,110.17	1,820.40	2,292.47	2,279.26	3,759.22	1,218.76	2,527.18	2,216.99	2,033.07	0.00	0.00	22,389.23
751 Electricity	5,630.03	3,940.28	4,293.00	4,384.40	8,970.65	6,313.20	8,166.32	5,541.41	6,929.93	6,098.92	0.00	0.00	60,268.14
75301 Gas Amenity Center	218.04	1,024.00	749.93	133.00	(706.42)	53.61	43.01	94.88	44.51	(4.32)	0.00	0.00	1,650.24
755 Water/Sewer	886.47	5,498.74	158.75	821.71	(1,687.42)	3,379.99	10,382.63	12,050.64	8,984.48	3,026.02	0.00	0.00	43,502.01
<b>TOTAL Utilities</b>	<b>9,066.25</b>	<b>12,573.19</b>	<b>6,822.08</b>	<b>7,631.58</b>	<b>8,856.07</b>	<b>13,506.02</b>	<b>19,810.72</b>	<b>20,214.11</b>	<b>18,175.91</b>	<b>11,153.69</b>	<b>0.00</b>	<b>0.00</b>	<b>127,809.62</b>
<b>TOTAL EXPENSES</b>	<b>161,820.15</b>	<b>151,462.94</b>	<b>185,853.69</b>	<b>260,682.20</b>	<b>258,964.05</b>	<b>220,218.06</b>	<b>251,282.90</b>	<b>192,595.42</b>	<b>187,346.31</b>	<b>194,102.31</b>	<b>0.00</b>	<b>0.00</b>	<b>2,064,128.03</b>
<b>Excess Revenue / Expense</b>	<b>51,988.99</b>	<b>30,330.98</b>	<b>33,168.78</b>	<b>96,347.01</b>	<b>(40,064.85)</b>	<b>(67,127.35)</b>	<b>(6,024.39)</b>	<b>(24,169.75)</b>	<b>26,904.48</b>	<b>47,664.51</b>	<b>0.00</b>	<b>0.00</b>	<b>149,018.41</b>

# YTD Income Statement

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Wednesday, November 15, 2023

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## Heartland Community Association 02-Townhome

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
401 Association Dues	16,588.00	16,588.00	16,588.00	16,588.00	17,936.00	19,162.00	20,837.00	22,104.00	22,308.00	23,312.51	0.00	0.00	192,011.51
403 Builder Assessments	8,085.00	12,953.36	9,800.00	14,304.80	10,290.00	8,575.00	8,575.00	6,440.00	12,180.00	12,462.20	0.00	0.00	103,665.36
423 Bad Debt Expense	0.00	0.00	0.00	0.00	0.00	0.00	(5,321.60)	0.00	0.00	0.00	0.00	0.00	(5,321.60)
441 Late Fees	0.00	0.00	0.00	(10.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(10.00)
44101 Collection Fee Revenue	(130.00)	0.00	(75.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(205.00)
451 Interest	0.00	0.00	0.00	0.00	0.00	0.00	0.00	36.25	0.00	0.00	0.00	0.00	36.25
<b>TOTAL Revenue</b>	<b>24,543.00</b>	<b>29,541.36</b>	<b>26,313.00</b>	<b>30,882.80</b>	<b>28,226.00</b>	<b>27,737.00</b>	<b>24,090.40</b>	<b>28,580.25</b>	<b>34,488.00</b>	<b>35,774.71</b>	<b>0.00</b>	<b>0.00</b>	<b>290,176.52</b>
Transfer between Funds													
498 Reserve Fund Transfer	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)	0.00	0.00	(28,000.00)
<b>TOTAL Transfer between Funds</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>(2,800.00)</b>	<b>0.00</b>	<b>0.00</b>	<b>(28,000.00)</b>
<b>TOTAL INCOME</b>	<b>21,743.00</b>	<b>26,741.36</b>	<b>23,513.00</b>	<b>28,082.80</b>	<b>25,426.00</b>	<b>24,937.00</b>	<b>21,290.40</b>	<b>25,780.25</b>	<b>31,688.00</b>	<b>32,974.71</b>	<b>0.00</b>	<b>0.00</b>	<b>262,176.52</b>
<b>EXPENSES</b>													
Expenses													
514 Townhome Administrative Fee	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
57911 Townhome Miscellaneous Expense	0.00	0.00	0.00	1,629.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,629.00
61901 Townhome Landscape	1,103.11	1,103.11	1,136.20	1,136.20	1,136.20	1,136.20	1,136.00	1,136.40	1,136.20	1,725.59	0.00	0.00	11,885.21
65301 Townhome Building Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
665 Townhome Irrigation Repairs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,803.01	0.00	0.00	3,803.01
75102 Townhome Electric	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
75801 Townhome Water	808.85	36.30	124.00	133.35	(716.84)	333.04	448.14	(190.43)	524.05	837.94	0.00	0.00	2,338.40
85301 Townhome Insurance	10,202.83	10,202.83	10,202.83	9,175.29	9,175.29	12,560.56	10,303.73	12,842.77	10,811.66	11,849.86	0.00	0.00	107,327.65
<b>TOTAL Expenses</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</b>	<b>12,073.84</b>	<b>9,594.65</b>	<b>14,029.80</b>	<b>11,887.87</b>	<b>13,788.74</b>	<b>12,471.91</b>	<b>18,216.40</b>	<b>0.00</b>	<b>0.00</b>	<b>126,983.27</b>
<b>TOTAL EXPENSES</b>	<b>12,114.79</b>	<b>11,342.24</b>	<b>11,463.03</b>	<b>12,073.84</b>	<b>9,594.65</b>	<b>14,029.80</b>	<b>11,887.87</b>	<b>13,788.74</b>	<b>12,471.91</b>	<b>18,216.40</b>	<b>0.00</b>	<b>0.00</b>	<b>126,983.27</b>
Excess Revenue / Expense	9,628.21	15,399.12	12,049.97	16,008.96	15,831.35	10,907.20	9,402.53	11,991.51	19,216.09	14,758.31	0.00	0.00	135,193.25



**YTD Income Statement**

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**Heartland Community Association  
03-Reserve**

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
432 Initial Reserve Contribution	2,475.00	300.00	975.00	1,425.00	1,150.00	1,050.00	1,425.00	875.00	1,025.00	1,200.00	0.00	0.00	11,900.00
451 Interest	1,142.01	2,684.77	1,260.58	3,990.89	2,993.85	2,983.03	3,108.34	4,210.64	4,742.09	5,637.93	0.00	0.00	32,764.13
TOTAL Revenue	3,617.01	2,984.77	2,235.58	5,415.89	4,143.85	4,033.03	4,533.34	5,085.64	5,767.09	6,837.93	0.00	0.00	44,664.13
Transfer between Funds													
498 Reserve Fund Transfer	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	0.00	0.00	19,500.00
TOTAL Transfer between Funds	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	1,950.00	0.00	0.00	19,500.00
TOTAL INCOME	5,567.01	4,934.77	4,185.58	7,365.89	6,093.85	5,983.03	6,483.34	7,035.64	7,717.09	8,787.93	0.00	0.00	64,164.13
EXPENSES													
Contract Services													
629 Pool Service	0.00	0.00	0.00	0.00	0.00	13,512.22	0.00	0.00	0.00	0.00	0.00	0.00	13,512.22
TOTAL Contract Services	0.00	0.00	0.00	0.00	0.00	13,512.22	0.00	0.00	0.00	0.00	0.00	0.00	13,512.22
Repairs & Maintenance													
68303 Furniture	0.00	0.00	0.00	0.00	0.00	3,408.00	0.00	0.00	0.00	0.00	0.00	0.00	3,408.00
72001 Pool Repairs	0.00	0.00	0.00	0.00	0.00	7,800.00	0.00	0.00	0.00	0.00	0.00	0.00	7,800.00
TOTAL Repairs & Maintenance	0.00	0.00	0.00	0.00	0.00	11,208.00	0.00	0.00	0.00	0.00	0.00	0.00	11,208.00
TOTAL EXPENSES	0.00	0.00	0.00	0.00	0.00	24,720.22	0.00	0.00	0.00	0.00	0.00	0.00	24,720.22
Excess Revenue / Expense	5,567.01	4,934.77	4,185.58	7,365.89	6,093.85	(18,737.19)	6,483.34	7,035.64	7,717.09	8,787.93	0.00	0.00	39,433.91

# YTD Income Statement

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## Heartland Community Association 04-Townhome Reserve

INCOME	January	February	March	April	May	June	July	August	September	October	November	December	Total
Revenue													
451 Interest	1.63	1.60	7.35	8.52	11.09	12.58	12.86	12.64	20.45	23.45	0.00	0.00	112.17
TOTAL Revenue	1.63	1.60	7.35	8.52	11.09	12.58	12.86	12.64	20.45	23.45	0.00	0.00	112.17
Transfer between Funds													
498 Reserve Fund Transfer	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	0.00	0.00	28,000.00
TOTAL Transfer between Funds	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	2,800.00	0.00	0.00	28,000.00
TOTAL INCOME	2,801.63	2,801.60	2,807.35	2,808.52	2,811.09	2,812.58	2,812.86	2,812.64	2,820.45	2,823.45	0.00	0.00	28,112.17
Excess Revenue / Expense	2,801.63	2,801.60	2,807.35	2,808.52	2,811.09	2,812.58	2,812.86	2,812.64	2,820.45	2,823.45	0.00	0.00	28,112.17