

FINAL

Seasons Homeowners Association
Treasurer's Report for September 2016
(October 11, 2016 Board Meeting)

Financial Report

Account	Beginning Balance	Transfers	Received	Paid	Ending Balance
Key Bank Checking	1,978.54	0	387.98	-1,614.25	752.27
Key Bank Money Market	25,242.70	0	1.03	0	25,243.73
PayPal	0	00	0	0	0
Total	27,221.24	0	389.01	-1,614.25	25,996.00

Received

Description	Category	Date	Amount
Transfer Fees	Transfer Fees	9/22	300.00
4819 Indian Summer 2017 Dues	Dues	9/22	87.98
Interest	Interest	9/30	1.03
TOTAL INFLOWS			389.01

Paid

Description	Category	Ck #	Amount
Sunrise Landscaping	Mowing	1055	760.90
PSE	Utilities	1056	383.88
Ron Fuller reimbursed printing & stamps	Admin	1057	59.47
Dennis Azevedo reimbursed for SOS filing	Filing	1058	10.00
Larry Russell, CPA	Audit	1059	400.00
TOTAL OUTFLOWS			1614.25

Upcoming

Description	Category	Due	Amount
PSE	Utilities	10/21	383.88
Sunrise Landscaping (PENDING Approval)	Mowing	9/30	1060.00
Dennis Azevedo reimbursement for domain name	Website		11.88
Ron Fuller for Sunrise Pest Management	128.38		
TOTAL UPCOMING			1,455.76

Unpaid Dues

1 unpaid – 9244 Autumn Line Loop, Philip & Meredith Dennis, Lien filed 4/11/16

Fines Levied/Outstanding:

Address	Owner	Date of Fine	Amt	Reason	Status
None					

Residential Report

Address	Date Listed	Price	Status	Date	New Owner
9229 Autumn Line Loop SE	7/22/16	289,900	Sold	9/9/16	Scott & Rian Walker
4115 Indian Summer Dr	?	?	Sold	9/13/16	Margaret Barkley & Norman Stewart
4444 Autumn Gold Ct	6/16/16	278,000	Sold	9/16/16	Peter & Colleen Anderson
9139 Autumn Line Loop SE	8/22/16	224,950	Sold	9/22/16	Anine Colaire & Clayne Thorton ¹
9009 Autumn Line Loop SE	8/11/16	288,500	Pending	8/30/16	
4531 Early Spring Dr SE	8/18/16	229,900	Active		
9433 Autumn Line Lp SE	9/2/16	399,950	Active		
4044 Indian Summer Dr	8/23/16	339,000	Active		

Audit complete –Larry Russell completed audit on 9/22/16. No issues.

¹ Anine Colaire & Clayne Thorton also own 9138 Autumn Line Loop

2016-2017 Budget (Approved)		Jun-16	Jul-16	Aug-16	Sep-16	Oct-16	Nov-16	Dec-16	Jan-17	Feb-17	Mar-17	Apr-17	May-17	YTD	Difference	
Income	Dues Per Lot	\$87.98														
Dues		\$19,179.53			87.98									87.98	-\$19,091.55	
Other	Dues Interest													-	\$0.00	
	Fines													-	\$0.00	
	Interest Inc	\$25.00	1.36	1.33	1.18	1.03								4.90	-\$20.10	
	Late Fees													-	\$0.00	
	Lien Fees													-	\$0.00	
	Transfer fees	\$1,200.00	200.00	200.00	200.00	300.00								900.00	-\$300.00	
	Misc													-	\$0.00	
Total Other		\$1,225.00	\$201.36	\$201.33	201.18	301.03	-	-	-	-	-	-	-	904.90	-\$320.10	
Total Income		\$20,404.53	\$201.36	\$201.33	201.18	389.01	-	-	-	-	-	-	-	992.88	(19,411.65)	
Expenses																
Admin																
	Advertising	\$35.00												-		
	Annual Audit	\$400.00			400.00									400.00	-	
	Misc	\$0.00												-		
	PO Box	\$90.00		86.00										86.00	4.00	
	Postage	\$350.00			12.72		97.50	97.50	20.00		20.00		55.00	302.72	47.28	
	Printing	\$350.00	108.88		55.25	46.75			50.00				50.00	345.88	4.12	
	Supplies	\$300.00			67.31				50.00		75.00		50.00	292.31	7.69	
	Website (see note)	\$100.00					11.88							11.88	88.12	
Admin		\$1,625.00	\$108.88	\$0.00	208.56	459.47	11.88	182.50	97.50	120.00	-	95.00	-	155.00	1,438.79	186.21
Common Area																
	Sunrise Mowing	\$8,967.75	1,195.70	923.95	760.90	\$760.90	\$1,059.83					\$1,739.20	\$1,195.70	7,636.18	1,331.58	
	Common Area Maint	\$2,300.00		4.89										4.89	2,295.11	
Common Area		\$11,267.75	\$1,195.70	\$928.84	760.90	760.90	1,059.83	-	-	-	-	1,739.20	1,195.70	7,641.07	3,626.69	
Filing Fees																
	Secretary of State	\$20.00			10.00									10.00	10.00	
	Other (Lien)	\$150.00										150.00		150.00	-	
Filing Fees		\$170.00	\$0.00	\$ -	\$ -	\$ 10.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150.00	\$ -	160.00	10.00	
Liability Insurance		\$2,700.00		2,659.00										2,659.00	41.00	
Federal Taxes		\$15.00							13.50					13.50	1.50	
Utilities		\$4,700.00	\$ 383.38	384.38	383.88	383.88	383.88	384.38	384.38	384.38	384.38	384.38	384.38	4,610.06	89.94	
Total Expenses		\$20,477.75	\$1,687.96	\$1,313.22	\$ 4,012.34	\$ 1,614.25	\$ 1,455.59	\$ 566.88	\$ 481.88	\$ 517.88	\$ 384.38	\$ 479.38	\$ 2,273.58	\$ 1,735.08	16,522.42	3,955.34
Difference Income vs Expenses		-\$73.22	(1,486.60)	(1,111.89)	(3,811.16)	(1,225.24)										
Sunrise Landscaping (Estimate)																
Bank Balance							June	July	August	September	October	April	May	Total		
9/1/2016	\$ 27,221.24						\$1,100.00	\$900.00	\$700.00	\$700.00	\$975.00	\$1,600.00	\$1,100.00	\$7,075.00		
9/30/2016	\$ 25,996.00	\$ (1,225.24)									\$500.00			\$500.00		
							Incl. Tax	\$1,195.70	\$978.30	\$760.90	\$760.90	\$1,059.83	\$1,739.20	\$1,195.70	\$7,690.53	