

Final

Seasons Homeowners Association
 Treasurer's Report for January 2017
 (February 7, 2017 Board Meeting)

Financial Report

Account	Beginning Balance	Transfers	Received	Paid	Ending Balance
Key Bank Checking	493.40	-2,300.00	5,214.49	-499.43	2,908.46
Key Bank Money Market	22,746.69	2,300.00	2,816.36	0.00	27,863.05
PayPal	0.00		967.78	0.00	967.78
Total	23,240.09	0.00	8,998.63	-499.43	31,739.29

Income

Description	Date	Amount
Dues	Various	\$8,801.82
Interest	1/31/2017	\$1.00
Transfer Fees*	Various	\$195.81
TOTAL INFLOWS		\$8,998.63

Transfer Fees: 9414 Autumn Line Lp (Title Co. check was \$187.98 = \$87.98 dues and \$100 xfer fee)
 4818 Early Spring Dr. (Title Co. used last year's dues amount so check was \$183.79 (\$4.01 short). Rather than ask new owners for \$4.01, the difference was taken from transfer fee. \$183.79 = 87.98 dues and \$95.81 xfer fee.)

Description	Category	Ck #	Amount
PSE	Utilities	1072	389.24
Paula Reiner	Printing	1073	103.79
Ron Fuller	Common Area	1074	14
TOTAL OUTFLOWS			499.43

Upcoming

Description	Category	Due	Amount
PSE	Utilities	21-Feb	389.24
Dennis Azevedo	Postage	7-Feb	3.84
TOTAL UPCOMING			393.08

Unpaid Dues

1 unpaid – 9244 Autumn Line Loop, Philip & Meredith Dennis. Paid 2017 but did not pay 2015 & 2016 dues. Lien filed 4/11/16. Currently owe \$473.92. Certified letter sent to them on regarding 2015&16 dues on 1/23/17.

Fines Levied/Outstanding:

Address	Owner	Date of Fine	Amt	Reason	Status
None					

Residential Report

Address	Date Listed	Price	Status	Date	New Owner
9414 Autumn Line Loop SE	10/28/16	269,900	SOLD	1/9/17	Jeremy & Kara Goff
9433 Autumn Line Lp SE	9/2/16	399,950	SOLD	1/30/17	Eric & Amber Fagan
4818 Early Spring Drive SE	11/10/16	220,000	SOLD	1/11/17	Robert M. & Tara B Anguiano
4305 Indian Summer Drive SE	11/15/16	375,000	Active		
3747 Indian Summer Court SE	1/17/17	399,950	Active		

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				8,801.82					8,889.80	-\$10,289.73			
Other																		
	Dues Interest													-	\$0.00			
	Fines													-	\$0.00			
	Interest Inc	\$25.00	1.36	1.33	1.18	1.03	0.96	0.97	1.00					8.86	-\$16.14			
	Late Fees													-	\$0.00			
	Lien Fees													-	\$0.00			
	Transfer fees	\$1,200.00	200.00	200.00	200.00	300.00	100.00	200.00	195.81					1,395.81	\$195.81			
	Misc													-	\$0.00			
Total Other		\$1,225.00	\$201.36	\$201.33	201.18	301.03	101.03	200.96	0.97	196.81				1,404.67	\$179.67			
Total Income		\$20,404.53	\$201.36	\$201.33	201.18	389.01	101.03	200.96	0.97	8,998.63				10,294.47	(10,110.06)			
Expenses																		
Admin																		
	Advertising	\$35.00												-				
	Annual Audit	\$400.00			400.00									400.00	-			
	Misc	\$0.00						52.37						52.37	(52.37)			
	PO Box	\$90.00		86.00										86.00	4.00			
	Postage	\$350.00			12.72			46.75			20.00		55.00	134.47	215.53			
	Printing	\$350.00	108.88	55.25	46.75			6.52	103.79				50.00	371.19	(21.19)			
	Supplies	\$300.00		67.31							75.00		50.00	192.31	107.69			
	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	-	105.64	103.79	-	95.00	-	1,248.22	376.78			
Common Area																		
	Sunrise Mowing	\$8,967.75	1,195.70	923.95	760.90	\$760.90		1,603.33				\$1,739.20	\$1,195.70	8,179.68	788.07			
	Common Area Maint	\$2,300.00		4.89					58.00	14.00				76.89	2,223.11			
Common Area		\$11,267.75	\$1,195.70	\$928.84	760.90	760.90	128.38	1,603.33	58.00	14.00	-	-	1,739.20	1,195.70	8,256.57	3,011.18		
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	383.88	381.64	384.38	384.38	384.38	384.38	4,606.32	93.68			
Total Expenses		\$20,477.75	\$1,687.96	\$1,313.22	\$ 4,012.34	\$ 1,614.25	\$ 524.14	\$ 1,987.21	\$ 547.52	\$ 499.43	\$ 397.88	\$ 479.38	\$ 2,273.58	\$ 1,735.08	17,071.99	3,405.76		
Difference Income vs Expenses		-\$73.22	(1,486.60)	(1,111.89)	(3,811.16)	(1,225.24)	(423.11)	(1,786.25)	(546.55)	8,499.20								
Bank Balance										Sunrise Landscaping (Estimate)								
	1/1/2017	\$ 31,739.29								June	July	August	September	October	April	May	Total	
	1/31/2017	\$ 23,240.09	\$ (8,499.20)							\$1,100.00	\$900.00	\$700.00	\$700.00	\$975.00	\$1,600.00	\$1,100.00	\$7,075.00	
														\$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