

FINAL

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

Financial Report

Account	Beginning Balance	Transfers	Received	Paid	Ending Balance
Key Bank Checking	2,908.46	0.00	0.00	-393.08	2,515.38
Key Bank Money Market	27,863.05	2,991.32	6,469.87	0	37,324.24
PayPal	967.78	-2991.32	2375.46	0	351.92
Total	31,739.29	0.00	8,845.33	-393.08	40,191.54

Income

Description	Category	Date	Amount
Interest	Interest	2/28/2017	1.27
2017 Dues	Dues	Various	8,270.14
Past Dues	Past Dues	2/23/2017	163.59
Lien Fees	Lien Fees	2/23/2017	296.00
Interest on Past Dues		2/23/2017	14.33
Transfer Fees	Transfer Fees	10/7/2016	100.00
TOTAL INFLOWS			8,845.33

- 9244 Autumn Line Loop late fees for 2015 & 16 were waived in lieu of payment for late dues and lien fees.

Outflows

Description	Category	Ck #	Amount
PSE	Utilities	1075	389.24
Dennis Azevedo	Postage	1077	3.84
TOTAL OUTFLOWS			393.08

- Check 1076 was voided

Upcoming

Description	Category	Due	Amount
PSE	Utilities	22-Mar	389.48
Dennis Azevedo	Taxes & Lien Fees	7-Mar	88.00
TOTAL UPCOMING			477.48

Unpaid Dues

9244 Autumn Line Loop, Philip & Meredith Dennis. Paid \$473.92. Late fees fro 2015 & 16 were waived. Lien released on 3/2/17

As of 3/5/17 there are 19 residents who have not paid their dues. Late notices go out on the 3/10 with \$35 fine. Liens will be filed on 3/31 if unpaid.

Fines Levied/Outstanding:

Address	Owner	Date of Fine	Amt	Reason	Status
None					

Residential Report

Address	Date Listed	Price	Status	Date	New Owner
4305 Indian Summer Drive SE	11/15/16	375,000	Pending	2/28/17	
3747 Indian Summer Court SE	1/17/17	↓388,750	Active	2/7/17	

- 2016 Taxes were filed on 2/27/17.

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	8,270.14				17,159.94	-\$2,019.59		
Late Dues										163.59				163.59			
Total Dues					87.98	-	-	-	8,801.82	8,433.73	\$0.00	-	-	17,323.53			
Other																	
	Dues Interest									14.33				14.33	\$14.33		
	Fines													-	\$0.00		
	Interest Inc	\$25.00	1.36	1.33	1.18	1.03	1.03	0.96	0.97	1.00	1.27			10.13	-\$14.87		
	Late Fees													-	\$0.00		
	Lien Fees										296.00			296.00	\$296.00		
	Transfer fees	\$1,200.00	200.00	200.00	200.00	300.00	100.00	200.00	195.81	100.00				1,495.81	\$295.81		
	Misc													-	\$0.00		
Total Other		\$1,225.00	\$201.36	\$201.33	201.18	301.03	101.03	200.96	0.97	196.81	411.60	-	-	1,816.27	\$591.27		
Total Income		\$20,404.53	\$201.36	\$201.33	201.18	389.01	101.03	200.96	0.97	8,998.63	8,845.33	-	-	19,139.80	(1,264.73)		
Expenses																	
Admin																	
	Advertising	\$35.00												-			
	Annual Audit	\$400.00			400.00									400.00	-		
	Misc	\$0.00						52.37			5.00			57.37	(57.37)		
	PO Box	\$90.00		86.00										86.00	4.00		
	Postage	\$350.00			12.72			46.75		3.84			55.00	118.31	231.69		
	Printing	\$350.00	108.88	55.25	46.75			6.52	103.79				50.00	371.19	(21.19)		
	Supplies	\$300.00		67.31									50.00	117.31	182.69		
	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	5.00	-	155.00	1,162.06	462.94		
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									74.00	150.00		224.00	(74.00)		
Filing Fees		\$170.00	\$0.00	\$ -	\$ -	\$ 10.00	\$ -	\$ -	\$ -	\$ -	\$ 74.00	\$ 150.00	\$ -	234.00	(64.00)		
Liability Insurance		\$2,700.00		2,659.00										2,659.00	41.00		
Federal Taxes		\$15.00									9.00			9.00	6.00		
Utilities		\$4,700.00	\$ 383.38	384.38	383.88	383.88	383.88	383.88	381.64	389.24	389.48	384.38	384.38	4,616.28	83.72		
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	\$ 393.08	\$ 477.48	\$ 2,273.58	\$ 1,735.08	17,065.29	3,412.46	
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	8,452.25						
Bank Balance									Sunrise Landscaping (Estimate)								
2/1/2017	\$ 31,739.29								June	July	August	September	October	April	May	Total	
									\$1,100.00	\$900.00	\$700.00	\$700.00	\$975.00	\$1,600.00	\$1,100.00	\$7,075.00	
2/28/2017	\$ 40,191.54	\$ 8,452.25											\$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