



Association Management Report

July 2020

Prepared for:

Barkley Property Owners Association



Community Association Management Professionals

www.mycmg.com

Phone | 1-877-252-3327

Fax | 704-509-2429

Barkley Property Owners Association

Balance Sheet

07/31/2020

Assets

Accounts Receivable	8,363.00
Barkley Property Owners FCB x6385	38,997.92
Barkley Property FCB Bus Savings x7426	59,539.66

<u>Total Assets</u>	<u>106,900.58</u>
---------------------	-------------------

Liabilities

Prepaid Accounts Receivable	1,699.00
Accounts Payable - Net Total	3,876.76
Vanco/eReceivables	1,005.00

<u>Total Liabilities</u>	<u>6,580.76</u>
--------------------------	-----------------

Net Worth

Current Operation Funds	46,704.58
Reserve Contingency Funds	32,124.74
Net Income	21,490.50

<u>Total Net Worth</u>	<u>100,319.82</u>
------------------------	-------------------

<u>Total Net Worth and Liabilities</u>	<u>106,900.58</u>
--	-------------------

Barkley Property Owners Association

Revenues and Expenses Statement

From 07/01/2020 to 07/31/2020

Current Period

Revenues

Residential Assessments	21,750.00
Interest Income	1.51

Total Revenue	21,751.51
----------------------	------------------

Expenses

Landscaping - Repairs	(3,857.00)
Water	244.36
Electric General	352.92
Repairs and Maintenance	465.46
Management Fees	808.00
Administrator fees	84.06
Telephone - Landlines	36.91
Pool: Contract	1,287.00
Pool: Repairs and Maintenance	151.14
Miscellaneous expenses	158.98
Reserve Account	1,400.00

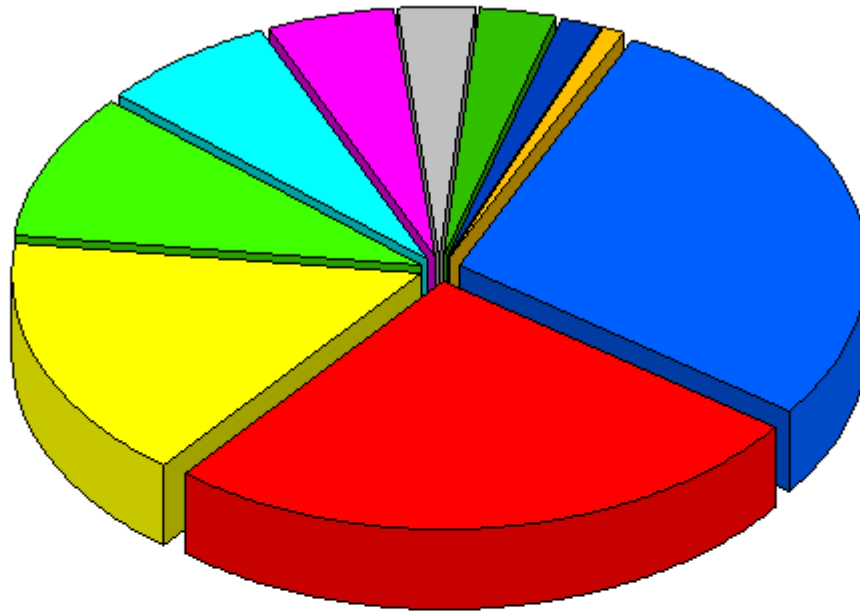
Total Expense	1,131.83
----------------------	-----------------

Net Income	20,619.68
-------------------	------------------

Barkley Property Owners Association

Expense Distribution

From 07/01/2020 to 07/31/2020



Reserve Account	15.8%
Pool: Contract	14.5%
Management Fees	9.1%
Repairs and Maintenance	5.3%
Electric General	4.0%
Water	2.8%
Miscellaneous expenses	1.8%
Pool: Repairs and Maintenance	1.7%
Administrator fees	1.0%
Telephone - Landlines	0.4%
Landscaping - Repairs	(43.6)%
Total:	100.0%

Barkley Property Owners Association

Income and Expense Comparative Statement

From : 07/01/2020 to 07/31/2020

<u>July 2020</u>			<u>January to July</u>		
<u>Actual</u>	<u>Budget</u>	<u>Var. \$</u>	<u>Actual</u>	<u>Budget</u>	<u>Var. \$</u>

Revenues

Residential Assessments	21,750	20,850	(900)	65,250	62,550	(2,700)
Interest Income	2		(2)	10		(10)
Late Fees				20		(20)
Total Revenues	21,752	20,850	(902)	65,280	62,550	(2,730)

Expenses

Taxes				340	400	60
Legal		125	125	1,120	875	(245)
Insurance		1,382	1,382	2,764	4,146	1,382
Landscaping Contract		1,500	1,500	10,353	10,500	147
Landscaping - Repairs	(3,857)	313	4,170		1,565	1,565
Water	244	500	256	777	3,500	2,723
Electric General	353	300	(53)	1,854	2,100	246
Repairs and Maintenance	465	333	(132)	955	2,331	1,376
Management Fees	808	796	(12)	5,656	5,434	(222)
Administrator fees	84	208	124	1,491	1,456	(35)
Meeting Expense					150	150
Social		117	117	216	819	603
Telephone - Landlines	37	112	75	37	784	747
Pool: Contract	1,287	580	(707)	5,470	4,060	(1,410)
Pool: Repairs and Maintenance	151	220	69	2,798	1,540	(1,258)
Miscellaneous expenses	159	42	(117)	159	294	135
Reserve Account	1,400	1,400		9,800	9,800	
Total Expenses	1,131	7,928	6,797	43,790	49,754	5,964

Net Income	20,621	12,922	7,699	21,490	12,796	(8,694)
-------------------	---------------	---------------	--------------	---------------	---------------	----------------