



Dutch Creek Village HOA

10 2024

Included Reports:

Balance Sheet as of: 10/31/2024

Profit vs Loss Summary: 10/01/2024 - 10/31/2024

Profit vs Loss as Percentage of Income: 10/01/2024 - 10/31/2024

Budget vs Actual Summary: 04/01/2024 - 10/31/2024

Aging of Accounts as of: 10/31/2024

Prepayments By Unit as of: 10/31/2024

Expenses Detail: 10/01/2024 - 10/31/2024

Bank Reconciliation: 01 AAB Operating Account 6690

Bank Reconciliation: 02 AAB Reserve Account 2878

Bank Reconciliation: 03 AAB Improvement Reserve 7082

Bank Reconciliation: 04 AAB Major Repair and Replacement 7315

Alliance Statements: 01 AAB Operating Account 6690

Alliance Statements: 02 AAB Reserve Account 2878

Alliance Statements: 03 AAB Improvement Reserve 7082

Alliance Statements: 04 AAB Major Repair and Replacement 7315

Dutch Creek Village HOA

Balance Sheet

As of Oct 31, 2024

Label

Total

Assets

Bank Accounts

01 AAB Operating Account	\$23,906.62
02 AAB Reserve Account	\$81,368.01
03 AAB Improvement Reserve	\$79,720.37
04 AAB Major Repair and Replacement	\$52,672.48

Total Bank Accounts	\$237,667.48
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Total Assets	\$237,667.48
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Liabilities and Equity

Equity

Equity	\$237,667.48
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Total Equity	\$237,667.48
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Total Liabilities and Equity	\$237,667.48
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Dutch Creek Village HOA

Profit vs Loss Cash

Oct 1, 2024 - Oct 31, 2024

Category	Total
Income	
Interest Income - Bank	\$19.40
Miscellaneous Income	\$250.00
Uncategorized Account Credits	\$149.00
Total Income	\$418.40
Expenses	
Administration	
Office Supplies/Postage	\$68.70
Total for Administration	\$68.70
Legal & Accounting	
Legal Fees - Administrative	\$4,063.00
Accounting Fees	\$233.00
Total for Legal & Accounting	\$4,296.00
Greenbelts	
Greenbelt Utilities - Electrical	\$42.90
Sprinkler Repair/Maintenance	\$2,767.00
Mowing Repairs & Supplies	\$499.00
Mowing Contract	\$3,900.00
Total for Greenbelts	\$7,208.90
Water	
Filing 3 - 6549 S Otis Way IRR I	\$60.88
Filing 3 - 6600 W Euclid IRR D	\$507.64
6316 S Newland Ct	\$857.14
6386 S Newland Ct	\$188.78
Total for Water	\$1,614.44
Pool	
Pool Utilities	\$95.95
Pool Water	\$310.71
Total for Pool	\$406.66
Trash Fees	\$1,868.65
Total Expenses	\$15,463.35
Net Total	-\$15,044.95

Dutch Creek Village HOA

Profit vs Loss as Percentage of Income

Oct 1, 2024 - Oct 31, 2024

Category	Total	% of Income
Income		
Interest Income - Bank	\$19.40	4.64%
Miscellaneous Income	\$250.00	59.75%
Uncategorized Account Credits	\$149.00	35.61%
Total Income	\$418.40	100.00%
Expenses		
Administration		0.00%
Office Supplies/Postage	\$68.70	
Total for Administration	\$68.70	16.42%
Legal & Accounting		0.00%
Legal Fees - Administrative	\$4,063.00	
Accounting Fees	\$233.00	
Total for Legal & Accounting	\$4,296.00	1,026.77%
Greenbelts		0.00%
Greenbelt Utilities - Electrical	\$42.90	
Sprinkler Repair/Maintenance	\$2,767.00	
Mowing Repairs & Supplies	\$499.00	
Mowing Contract	\$3,900.00	
Total for Greenbelts	\$7,208.90	1,722.97%
Water		0.00%
Filing 3 - 6549 S Otis Way IRR I	\$60.88	
Filing 3 - 6600 W Euclid IRR D	\$507.64	
6316 S Newland Ct	\$857.14	
6386 S Newland Ct	\$188.78	
Total for Water	\$1,614.44	385.86%
Pool		0.00%
Pool Utilities	\$95.95	
Pool Water	\$310.71	
Total for Pool	\$406.66	97.19%
Trash Fees	\$1,868.65	446.62%
Total Expenses	\$15,463.35	3,695.83%
Net Total	-\$15,044.95	-3,595.83%

Dutch Creek Village HOA

Budget vs Actual Cash

Apr 1, 2024 - Oct 31, 2024

Category	Budget	Actual	Variance
Income			
Assessments			
Master Dues	\$127,565.36	\$50,924.17	-\$76,641.19
Trash Dues	\$22,463.70	\$8,948.68	-\$13,515.02
Total for Assessments	\$150,029.06	\$59,872.85	-\$90,156.21
Fines Income	\$200.00	\$0.00	-\$200.00
Late Fees	\$0.00	\$229.39	\$229.39
Interest Income - Dues/Fines	\$100.00	\$0.00	-\$100.00
Interest Income - Bank	\$500.00	\$237.52	-\$262.48
Key Income	\$0.00	\$35.00	\$35.00
Miscellaneous Income	\$500.00	\$2,650.00	\$2,150.00
Uncategorized Account Credits	\$0.00	\$752.00	\$752.00
Total Income	\$151,329.06	\$63,776.76	-\$87,552.30
Expenses			
Board Authorized 10%-15% to Major Repair/Replacement Reserve	\$22,699.36	\$0.00	\$22,699.36
Board Authorized Improvement Reserve	\$18,000.00	\$0.00	\$18,000.00
Administration		\$40.00	-\$40.00
Insurance	\$7,302.90	\$4,003.00	\$3,299.90
Office Supplies/Postage	\$500.00	\$794.68	-\$294.68
HOA Management Software	\$2,233.05	\$1,643.05	\$590.00
Website	\$200.00	\$114.85	\$85.15
Total for Administration	\$10,235.95	\$6,595.58	\$3,640.37
Legal & Accounting		\$350.00	-\$350.00
Audit - Review Fees	\$2,000.00	\$0.00	\$2,000.00
Legal Fees - Administrative	\$1,000.00	\$8,522.00	-\$7,522.00
Accounting Fees	\$2,796.00	\$2,276.00	\$520.00
Tax Preparation	\$400.00	\$399.00	\$1.00
Total for Legal & Accounting	\$6,196.00	\$11,547.00	-\$5,351.00
Greenbelts			
Greenbelt Utilities - Electrical	\$400.00	\$185.28	\$214.72
Sprinkler Repair/Maintenance	\$3,000.00	\$3,995.00	-\$995.00
Mowing Repairs & Supplies	\$800.00	\$724.73	\$75.27
Mowing Contract	\$16,500.00	\$11,700.00	\$4,800.00
Snow Removal	\$2,000.00	\$900.00	\$1,100.00
Trees-Shrubs-Flower-Clean Up Expense	\$2,400.00	\$407.50	\$1,992.50
Tree Pruning	\$5,000.00	\$0.00	\$5,000.00
Total for Greenbelts	\$30,100.00	\$17,912.51	\$12,187.49
Water			
Caley	\$1,300.00	\$0.00	\$1,300.00
Filing 3 - 6549 S Otis Way IRR I	\$1,300.00	\$823.96	\$476.04
Filing 3 - 6600 W Euclid IRR D	\$3,500.00	\$3,302.56	\$197.44
6316 S Newland Ct	\$2,000.00	\$3,083.04	-\$1,083.04
6386 S Newland Ct	\$2,000.00	\$1,341.76	\$658.24

Dutch Creek Village HOA

Budget vs Actual Cash

Apr 1, 2024 - Oct 31, 2024

Category	Budget	Actual	Variance
Sewer	\$0.00	\$162.66	-\$162.66
Total for Water	\$10,100.00	\$8,713.98	\$1,386.02
Pool			
Pool Contract	\$8,823.60	\$8,075.00	\$748.60
Pool Maintenance and Repairs	\$500.00	\$542.68	-\$42.68
Pool Supplies and Chemicals	\$4,000.00	\$2,193.51	\$1,806.49
Pool Utilities	\$4,500.00	\$3,381.86	\$1,118.14
Pool Water	\$3,000.00	\$3,712.51	-\$712.51
Total for Pool	\$20,823.60	\$17,905.56	\$2,918.04
Trash Fees	\$22,463.70	\$14,949.20	\$7,514.50
Tennis Facilities			
Court Repairs	\$0.00	\$475.00	-\$475.00
Total for Tennis Facilities	\$0.00	\$475.00	-\$475.00
Major Repairs/Replacements	\$0.00	\$14,400.00	-\$14,400.00
Total Expenses	\$140,618.61	\$92,498.83	\$48,119.78
Net Total	\$10,710.45	-\$28,722.07	-\$39,432.52