



**Har-Ber Meadows
Property Owners Association, Inc.**

Financials
For the month of
October 31, 2016

Har-Ber Meadows Property Owners' Association, Inc.
Balance Sheet
As of October 31, 2016

	Oct 31, 16
ASSETS	
Current Assets	
Checking/Savings	
1020 · Cash- Arvest	
1023 · Cash - Checking Account	123,275.92
1024 · Cash - City of Springdale	12,400.00
1020 · Cash- Arvest - Other	-23.06
Total 1020 · Cash- Arvest	135,652.86
1030 · Cash - Signature Bank	25,810.97
1041 · CD - Signature Bank 7/23/12	106,342.59
Total Checking/Savings	267,806.42
Accounts Receivable	
1110 · Accounts Receivable	15,394.00
Total Accounts Receivable	15,394.00
Other Current Assets	
1350 · Prepaid Expenses	28,169.21
Total Other Current Assets	28,169.21
Total Current Assets	311,369.63
Fixed Assets	1,237,508.59
TOTAL ASSETS	1,548,878.22
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	4,031.82
Total Accounts Payable	4,031.82
Other Current Liabilities	
2300 · Deferred Income - Dues	53,554.94
Total Other Current Liabilities	53,554.94
Total Current Liabilities	57,586.76
Total Liabilities	57,586.76
Equity	1,491,291.46
TOTAL LIABILITIES & EQUITY	1,548,878.22

HAR-BER MEADOWS PROPERTY OWNERS' ASSOCIATION, INC.
STATEMENT OF REVENUES, EXPENSES, AND CHANGES IN MEMBERS' EQUITY
For One Month Ending October 31, 2016

	October			Year To Date			2016 Budget
	Actual	Budget	Over/(Under) Budget	Actual	Budget	Over/(Under) Budget	
	Revenues						
Membership Dues	26,500.00	26,460.00	40.00	265,043.84	238,140.00	26,903.84	317,520.00
Meeting Room Rental	-	83.33	(83.33)	1,193.25	750.00	443.25	1,000.00
Past Due Accounts Interest	-	83.33	(83.33)	-	750.00	(750.00)	1,000.00
Special Events	-	250.00	(250.00)	1,815.00	2,250.00	(435.00)	3,000.00
Administrative Fees	1,000.00	333.33	666.67	9,000.00	3,000.00	6,000.00	4,000.00
Total Revenue	27,500.00	27,210.00	290.00	277,052.09	244,890.00	32,162.09	326,520.00
Expenses							
Bad Debt Expense	-	166.67	(166.67)	237.00	1,666.67	(1,429.67)	2,000.00
Bank Fees	-	10.00	(10.00)	152.01	100.00	52.01	120.00
Liens & Filing Fees	-	-	-	140.00	-	140.00	0.00
Contract Services							
All Around Landscaping	6,847.02	7,416.67	(569.65)	68,470.21	74,166.67	(5,696.46)	89,000.00
Bookkeeping	1,000.00	1,000.00	-	10,000.00	10,000.00	-	12,000.00
Krystal Klear	658.50	658.50	-	6,585.00	6,585.00	-	7,902.00
Property Management	2,083.34	2,083.33	0.01	20,833.40	20,833.33	0.07	25,000.00
Scotts	1,018.12	1,025.00	(6.88)	10,181.20	10,250.00	(68.80)	12,300.00
Police Patrol	1,600.00	2,083.33	(483.33)	19,412.50	20,833.33	(1,420.83)	25,000.00
Depreciation	3,166.67	3,166.67	0.00	31,666.70	31,666.67	0.03	38,000.00
Insurance	932.00	583.33	348.67	8,780.72	5,833.33	2,947.39	7,000.00
Maintenance							
Landscaping	664.67	-	-	1,390.31	-	-	-
Miscellaneous	170.00	-	-	3,351.30	-	-	-
Pest Control	-	-	-	768.26	-	-	-
Pet Waste	258.41	-	-	2,502.04	-	-	-
Pool Building	-	-	-	3,252.67	-	-	-
Pool Furniture Replacement	-	-	-	3,372.97	-	-	-
Pool Maintenance	-	-	-	847.10	-	-	-
Pond Maintenance	770.39	-	-	2,054.15	-	-	-
Street Lights	926.37	-	-	4,520.37	-	-	-
Tree Trimming	2,627.88	-	-	2,739.71	-	-	-
Tree Planting	225.93	-	-	500.31	-	-	-
Total Maintenance	5,643.65	4,166.67	1,476.98	25,299.19	41,666.67	(16,367.48)	50,000.00
Social	484.14	625.00	(140.86)	5,563.48	6,250.00	(686.52)	7,500.00
Miscellaneous	1,039.55	-	1,039.55	1,205.83	-	1,205.83	0.00
Office Supplies	318.44	83.33	235.11	1,804.30	833.33	970.97	1,000.00
Postage and Delivery	30.00	83.33	(53.33)	498.75	833.33	(334.58)	1,000.00
Printing and Web Hosting	-	166.67	(166.67)	-	1,666.67	(1,666.67)	2,000.00
Professional Fees							
CPA	-	333.33	(333.33)	1,037.50	3,333.33	(2,295.83)	4,000.00
Legal	3.00	250.00	(247.00)	532.85	2,500.00	(1,967.15)	3,000.00
Salaries - Admin	-	-	-	-	-	-	-
Taxes Payroll - Admin	-	-	-	-	-	-	-
Swimming Pool Expenses:							
Contract Labor - Pool	2,000.00	-	-	12,402.00	-	-	-
Cleaning	300.00	-	-	300.00	-	-	-
Concessions - Pool	-	-	-	(350.41)	-	-	-
Pool Supplies - Misc.	-	-	-	46.65	-	-	-
Total - Pool	2,300.00	1,250.00	1,050.00	12,398.24	12,500.00	(101.76)	15,000.00
Utilities: (One Call/Data Storage)	30.00	-	30.00	527.60	-	527.60	0.00
Electricity	2,806.84	2,500.00	306.84	18,688.99	25,000.00	(6,311.01)	30,000.00
Natural Gas	-	100.00	(100.00)	943.13	1,000.00	(56.87)	1,200.00
Communications	277.42	250.00	27.42	2,322.04	2,500.00	(177.96)	3,000.00
Trash Service	66.95	83.33	(16.38)	1,042.34	833.33	209.01	1,000.00
Water	1,687.06	1,500.00	187.06	8,816.29	15,000.00	(6,183.71)	18,000.00
Total Expense	31,992.70	29,585.17	2,407.53	257,139.27	295,851.67	(38,712.40)	355,022.00
Net Operating Income / (Loss)	(4,492.70)	(2,375.17)	(2,117.53)	19,912.82	(50,961.67)	70,874.49	(28,502.00)
(Decrease in Member Equity From Operations)							
Other Revenue							
Miscellaneous Income	106.82	-	106.82	424.54	-	424.54	-
	106.82	-	106.82	424.54	-	424.54	-
Accrual Basis - Net Income / (Loss)	(4,385.88)	(2,375.17)	(2,010.71)	20,337.36	(50,961.67)	71,299.03	(28,502.00)
(Net Decrease in Member Equity)							
Less - Non Cash Depreciation	3,166.67	3,166.67	0.00	31,666.70	31,666.67	0.03	38,000.00
Modified							
Cash Basis - Net Income / (Loss)	(1,219.21)	791.50	(2,010.71)	52,004.06	(19,295.00)	71,299.06	9,498.00