

Balance Sheet		12/31/2023	11/30/2023	10/31/2023	12/31/2022	12/31/2021
1001	Petty Cash	\$61.28	\$61.28	\$61.28	\$61.28	\$61.28
1006	Associated Checking Acct	\$11,249.74	\$13,137.34	\$17,096.81	\$26,387.01	\$41,450.19
1006a	Associated Club House Fund	\$0.00	\$0.00	\$0.00	\$12,692.30	\$11,523.30
1007	Associated Money Market	\$284,476.51	\$228,480.65	\$207,579.06	\$23,373.02	\$40,362.34
1008	Advia Reserve Acct	\$9,697.47	\$9,697.47	\$9,697.47	\$6,034.86	\$1,316.99
1009	Advia Money Market	\$2,117.07	\$2,116.46	\$2,115.20	\$232,400.18	\$235,317.97
	Total Checking & Savings	\$307,602.07	\$253,493.20	\$236,549.82	\$300,888.65	\$330,032.07
1500	Accounts Receivable	\$17,147.32	\$7,903.79	\$9,925.57	-\$75,426.07	-\$77,387.74
1502	Legal Fees Due from Lot Members	\$375.14	\$375.14	\$375.14	\$375.14	-\$9,734.33
1503	Residency Fines	\$1,800.00	\$1,800.00	\$1,800.00	\$2,100.00	\$25,736.40
1504	Due from Elkhorn	\$0.00	\$0.00	\$0.00	\$570.00	\$0.00
1550a	A/R Reimbursable Expense Lot 233	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1550b	A/R Reimbursable Expense Lot 3	\$1,166.00	\$1,216.00	\$1,266.00	\$0.00	\$0.00
	Total Other Current Assets	\$20,488.46	\$11,294.93	\$13,366.71	-\$72,380.93	-\$61,385.67
1701	Furniture & Fixtures	\$16,637.17	\$16,637.17	\$16,637.17	\$15,018.80	\$12,606.29
1702	Maintenance Equipment	\$120,580.18	\$120,580.18	\$120,580.18	\$118,068.94	\$108,604.84
1703	Pool	\$200,117.65	\$200,117.65	\$200,117.65	\$200,117.65	\$196,073.11
1703a	Lakes & Ponds	\$8,768.00	\$8,768.00	\$8,768.00	\$8,768.00	\$8,768.00
1704	Roads & Improvements	\$269,965.16	\$269,965.16	\$269,965.16	\$226,681.16	\$226,681.16
1705	Buildings	\$151,631.67	\$151,631.67	\$151,631.67	\$140,720.42	\$94,170.42
1706	Transportation Equipment	\$32,727.75	\$32,727.75	\$32,727.75	\$27,727.75	\$27,727.75
1708	Lift Station Equipment	\$53,051.57	\$53,051.57	\$53,051.57	\$53,051.57	\$53,051.57
1709	Water System & Improvements	\$295,893.24	\$295,893.24	\$295,893.24	\$295,893.24	\$295,893.24
1711	Septic System & Improvements	\$98,422.80	\$98,422.80	\$98,422.80	\$98,422.80	\$95,404.90
1712	Tennis Courts	\$30,610.59	\$30,610.59	\$30,610.59	\$30,610.59	\$30,610.59
1713	Mailboxes	\$15,990.00	\$15,990.00	\$15,990.00	\$15,990.00	\$15,990.00
1714	Playground	\$34,897.21	\$34,897.21	\$34,897.21	\$15,520.00	\$0.00
1707	Accumulated Depreciation	-\$896,169.63	-\$827,921.63	-\$827,921.63	-\$827,921.63	-\$759,341.05
	Net Fixed Assets	\$433,123.36	\$501,371.36	\$501,371.36	\$418,669.29	\$406,240.82
	Total Assets	\$761,213.89	\$766,159.49	\$751,287.89	\$647,177.01	\$674,887.22
2000	Accounts Payable	\$4,270.68	\$3,819.16	\$1,511.80	\$3,880.27	\$3,755.22
2100	Payroll Taxes Payable	\$388.13	\$346.31	\$647.20	\$268.07	\$341.76
2201	Sales Tax Payable	\$0.00	\$0.00	\$0.00	\$53.08	-\$85.25
2300	Benevolence Fund	\$0.00	\$0.00	\$0.00	\$717.71	\$717.71
2400	Prepaid Dues	\$108,813.13	\$56,482.68	\$55,504.69	\$0.00	\$0.00
	Total Current Liabilities	\$113,471.94	\$60,648.15	\$57,663.69	\$4,919.13	\$4,729.44
1110	Retained Earnings	\$706,550.87	\$706,550.87	\$706,550.87	\$523,407.58	\$532,564.35
3010	Reserve Funds - Water Project	\$0.00	\$0.00	\$0.00	\$146,750.00	\$146,750.77
	Net Income	-\$58,808.92	-\$1,039.53	-\$12,926.67	-\$27,899.70	-\$9,156.77
	Total Equity	\$647,741.95	\$705,511.34	\$693,624.20	\$642,257.88	\$670,158.35
	Total Liabilities & Equity	\$761,213.89	\$766,159.49	\$751,287.89	\$647,177.01	\$674,887.79

	Dec-23	Budget	Dec-22	Dec Ytd	Budget	Prior Ytd
	\$23,845.00	\$23,845.00	\$22,800.00	\$286,140.00	\$286,140.00	\$279,022.00
er Fees				\$500.00		
s and Penalties				\$60.00		\$375.00
ate Cards & Openers		\$41.67		\$910.00	\$500.00	\$1,210.00
vending Commission - Laundry		\$166.67		\$3,735.95	\$2,000.00	\$3,392.62
Clubhouse		\$50.00		\$625.00	\$600.00	\$650.00
J Kitchen Fund				\$520.00		
.80 Playground				\$654.00		\$1,538.63
4085 Tennis Courts				\$227.00		
4090 Late Charges/Finance Charges	\$275.05	\$166.67	\$186.40	\$3,063.48	\$2,000.00	\$2,257.32
4101 Social Activities - Other		\$20.83		\$1,225.00	\$250.00	\$804.00
4101a Club House Fund - Other		\$166.67		\$200.00	\$2,000.00	
4101e Office Fund		\$25.00			\$300.00	\$320.00
4101f Pork Chop Dinner				\$225.00		\$210.00
4101g 40th Anniversary				\$4,159.00		
4102 Miscellaneous Income		\$20.83		\$576.39	\$250.00	\$52.00
4103 Clothing		\$8.33			\$100.00	
4104 Mailboxes				\$120.00		\$40.00
4150 Legal Fees due from Lot Owners				\$3,985.86		\$707.50
7000 Other Income			\$10,500.00			\$10,500.00
7010 Intrest Income	\$996.47		\$465.39	\$6,061.99		\$1,505.11
7070 Refunds - IRS				\$78.00		\$95.84
Total Income	\$25,116.52	\$24,511.67	\$33,951.79	\$313,066.67	\$294,140.00	\$302,680.02
6176 Grounds Beautification		\$208.33		\$7,259.96	\$2,500.00	\$1,735.10
6241 Pool		\$1,666.67		\$26,243.64	\$20,000.00	\$19,158.97
6242 Building, Garage & Office		\$41.67	\$276.45	\$2,023.53	\$500.00	\$3,193.44
6242a Club House Enhancements		\$83.33		\$4,487.72	\$1,000.00	
6243 Playground		\$83.33		\$35.94	\$1,000.00	
6244 Equipment Purchase & Rental		\$83.33			\$1,000.00	
6246 Tennis Courts		\$41.67			\$500.00	
6247c Park Check		\$4,814.17			\$57,770.00	
6247d General Maintenance	\$393.00			\$9,113.25		\$7,409.00
6247e Contracted Service Contract	\$4,578.00		\$4,443.86	\$60,940.81		\$56,834.66
6301 Maintenance Supplies	\$370.52	\$333.33	\$18.94	\$9,979.21	\$4,000.00	\$5,000.75
6445 Beaches & Lake		\$416.67		\$6,298.89	\$5,000.00	\$3,921.57
6576 Septic Fields		\$250.00		\$789.00	\$3,000.00	\$1,075.00
6577 Water System		\$41.67			\$500.00	\$76.46
6578 Roads		\$1,000.00			\$12,000.00	
6240 Maintenance Other				\$341.55		\$328.29
6303 Repairs - Other				\$1,329.25		\$3,280.44
6575 Repairs & Maintenance - Other				\$2,038.13		\$899.24
Maint Total	\$5,341.52	\$9,064.17	\$4,739.25	\$130,880.88	\$108,770.00	\$102,912.92
6565 Accounting	\$750.00	\$916.67	\$650.00	\$12,410.00	\$11,000.00	\$10,060.00
6280 Legal Fees		\$416.67		\$7,193.78	\$5,000.00	\$3,934.50
Service Total	\$750.00	\$1,333.33	\$650.00	\$19,603.78	\$16,000.00	\$13,994.50
6228 Fuel Purchases		\$187.50		\$2,572.57	\$2,250.00	\$1,864.98
6400 Gas & Electric	\$966.50	\$1,166.67	\$1,086.49	\$16,420.53	\$14,000.00	\$17,256.19
6410 Water	\$1,990.09	\$2,250.00	\$1,600.39	\$43,759.48	\$27,000.00	\$35,480.68
6411 Garbage Disposal		\$602.50		\$14,136.22	\$7,230.00	\$10,940.00
Utilities Total	\$2,956.59	\$4,206.67	\$2,686.88	\$76,888.80	\$50,480.00	\$65,541.85
6561 Lifeguard Payroll	\$324.81	\$1,633.33		\$21,138.19	\$19,600.00	\$19,488.77
6562 Maintenance Payroll	\$359.34	\$1,058.33	\$208.00	\$11,521.84	\$12,700.00	\$12,616.47
6564 Office Payroll	\$151.21	\$780.00		\$12,173.71	\$9,360.00	\$8,361.24
6610 Payroll Taxes	\$67.57	\$358.33	\$16.20	\$3,728.86	\$4,300.00	\$3,385.09
6560 Payroll Expenses - Other						\$162.41
Payroll Total	\$902.93	\$3,830.00	\$224.20	\$48,562.60	\$45,960.00	\$44,013.98
6265 Postage		\$41.67	\$20.00	\$410.95	\$500.00	\$247.28
6581 Office Supplies		\$66.67		\$1,397.12	\$800.00	\$1,242.61
6582 Office Maintenance		\$108.33		\$825.03	\$1,300.00	\$717.42
6580 Office Expense - Other	\$96.05			\$490.15		\$393.03
Office Total	\$96.05	\$216.67	\$20.00	\$3,123.25	\$2,600.00	\$2,600.34
6180 Insurance		\$208.33		\$1,662.00	\$3,291.67	\$1,198.90
6530 Liability Insurance	\$389.00	\$1,000.00		\$15,481.94	\$11,208.33	\$15,358.68
Insurance Total	\$389.00	\$1,208.33	\$0.00	\$17,143.94	\$14,500.00	\$16,557.58
6620 Property Tax	\$263.57	\$208.33	\$298.00	\$263.57	\$2,500.00	\$497.69
6630 Sales Tax		\$8.33	\$190.16		\$100.00	\$190.16
6640 Federal Tax		\$25.00			\$300.00	
Taxes Total	\$263.57	\$241.67	\$488.16	\$263.57	\$2,900.00	\$687.85
6105 Social Activities		\$125.00		\$2,542.46	\$1,500.00	-\$19.03
6105c 40th Anniversary				\$2,714.56		
6120 Bank Service Charges			\$0.50	\$50.00		\$56.50
6175 Gate Cards & Openers Expense		\$41.67		\$780.00	\$500.00	\$1,080.00
6230 Licenses & Permits		\$62.50		\$543.50	\$750.00	\$713.50
6115 Bad Debt				\$340.39		\$13,526.93
6260 Miscellaneous				\$189.86		
6140 Depreciation	\$68,248.00		\$68,580.58	\$68,248.00		\$68,580.58
Misc Total	\$68,248.00	\$229.17	\$68,581.08	\$75,408.77	\$2,750.00	\$83,938.48
Total Expenses	\$78,947.66	\$20,330.00	\$77,389.57	\$371,875.59	\$243,960.00	\$330,247.50
Net Income	-\$53,831.14	\$4,181.67	-\$43,437.78	-\$58,808.92	\$50,180.00	-\$27,567.48