

Sunland North Division 17 Owners' Association
Monthly Expense Report
Financial Status as of September 30, 2020

Expense Category	Monthly Cost	2020 YTD Cost	2020 YTD Budget	2020 Annual Budget	(Over)/Under YTD Budget	Year-To-Date Variance Explanation
OPERATING EXPENSES						
Administration, Accounting & Taxes	\$ 2,806	\$ 23,131	\$ 33,628	\$ 35,100	\$ 10,497	
Insurance	\$ -	\$ 80,849	\$ 80,800	\$ 80,800	\$ (49)	
Developed Landscape	\$ 14,222	\$ 113,016	\$ 93,538	\$ 132,400	\$ (19,478)	Increased landscaping costs
Greenbelt Mowing	\$ 1,786	\$ 5,467	\$ 5,400	\$ 5,400	\$ (67)	
Routine Minor Repairs and Maintenance	\$ 3,847	\$ 18,650	\$ 20,025	\$ 31,000	\$ 1,375	
TOTAL OPERATING EXPENSES	\$ 22,661	\$ 241,113	\$ 233,391	\$ 284,700	\$ (7,722)	
RESERVE FUND EXPENSES						
Reserves - Painting	\$ -	\$ 19,584	\$ 20,000	\$ 20,000	\$ 416	
Reserves - Concrete Repair	\$ -	\$ -	\$ 10,000	\$ 10,000	\$ 10,000	
Reserves - Future Mulch Project		\$ -	\$ 10,000	\$ 10,000	\$ 10,000	
Undesignated Contribution to Reserve Funds		\$ -	\$ -	\$ 70,000	\$ -	
TOTAL RESERVE EXPENSES	\$ 0	\$ 19,584	\$ 40,000	\$ 110,000	\$ 20,416	
TOTAL OPERATING + RESERVES EXPENSES	\$ 22,661	\$ 260,698	\$ 273,391	\$ 394,700	\$ 12,693	

OPERATING FUND ACCOUNTS	Balance	Comments
First Federal Checking Account	\$ 35,922	Target minimum balance = \$20,000
First Federal Money Market Account	\$ 60,059	Transfer \$900 YTD Interest to FF Spruce Money Market Reserves 9/9/2020
TOTAL OPERATING FUNDS	\$ 95,981	
RESERVE FUND ACCOUNTS		
#1 First Federal Spruce Money Market	\$ 53,527	\$900 YTD Interest Transferred from FFMoney Market to Spruce Money Market Reserves 9/9/2020
#2 First Security Checking	\$ 2,580	Target Minimum Balance is \$2,500
#3 First Security Savings	\$ 246,171	
#4 Sound Community Bank Money Market	\$ 89,767	CD moved to Money Market upon expiration 8/2020
#5 Sound Community Bank checking	\$ 2,504	
#6 Washington Federal Money Market	\$ 60,200	
TOTAL OF RESERVE FUND ACCTS	\$ 454,749	
TOTAL OF ALL ACCOUNTS	\$ 550,730	

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10/16/2020