

Sunland North Division 17 Owners' Association
Monthly Expense Report
Financial Status as of October 31, 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	\$ 3,290	\$ 26,421	\$ 34,077	\$ 35,100	\$ 7,656	
Insurance	\$ -	\$ 80,849	\$ 80,800	\$ 80,800	\$ (49)	
Developed Landscape	\$ 10,579	\$ 123,595	\$ 103,701	\$ 132,400	\$ (19,894)	Increased landscaping costs
Greenbelt Mowing	\$ -	\$ 5,467	\$ 5,400	\$ 5,400	\$ (67)	
Routine Minor Repairs and Maintenance	\$ 2,181	\$ 20,832	\$ 26,550	\$ 31,000	\$ 5,718	
TOTAL OPERATING EXPENSES	\$ 16,050	\$ 257,164	\$ 250,528	\$ 284,700	\$ (6,636)	
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	\$ 16,050	\$ 276,748	\$ 290,528	\$ 394,700	\$ 13,780	

OPERATING FUND ACCOUNTS	Balance	Comments
First Federal Checking Account	\$ 34,361	Target minimum balance = \$20,000 Transferred \$40,000 to first Fed Money Market account
First Federal Money Market Account	\$ 100,072	Deposited \$40,000 from First Fed Money Market Account
TOTAL OPERATING FUNDS	\$ 134,433	
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	\$ 246,275	
#4 Sound Community Bank Money Market	\$ 150,036	Deposited \$60,230.52 from WA Fed account
#5 Sound Community Bank checking	\$ 2,504	
#6 Washington Federal Money Market	\$ -	closed account - funds deposited to Sound Money Market account
TOTAL OF RESERVE FUND ACCTS	\$ 454,922	
TOTAL OF ALL ACCOUNTS	\$ 589,355	

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