

Sunland North Division 17 Owners' Association
Monthly Expense Report
Financial Status as of September 31, 2022

Final

Expense Category	Monthly Cost	YTD Cost	YTD Budget	Annual Budget	(Over)/Under YTD Budget	% of YTD Budget	Year-To-Date Variance Explanation
OPERATING EXPENSES						%	
Administration, Accounting & Taxes	\$ 1,177	\$ 7,694	\$ 11,622	\$ 14,300	\$ 3,927	66%	
Developed Area Landscape	\$ 12,691	\$ 129,537	\$ 137,626	\$ 176,431	\$ 8,088	94%	
Greenbelt Landscape	\$ -	\$ 5,709	\$ 5,850	\$ 6,000	\$ 141	98%	
Insurance	\$ -	\$ 90,413	\$ 86,000	\$ 86,000	\$ (4,413)	105%	
Repairs and Maintenance	\$ 17,566	\$ 45,308	\$ 40,640	\$ 72,500	\$ (4,668)	111%	
TOTAL OPERATING EXPENSES	\$ 31,435	\$ 278,662	\$ 281,737	\$ 355,231	\$ 3,075	99%	
RESERVE FUND EXPENSES							
Exterior Painting (major)	\$ -	\$ -	\$ 21,500	\$ 21,500	\$ 21,500	0%	
Mulch Project	\$ -	\$ -	\$ -	\$ 11,500	\$ -	0%	
Concrete Repairs/Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	0%	
Reserve Fund Contributions	\$ -	\$ -	\$ -	\$ 85,000	\$ -	0%	
TOTAL RESERVE EXPENSES	\$ 0	\$ 0	\$ 21,500	\$ 118,000	\$ 21,500	0%	
TOTAL OPERATING + RESERVES EXPE	\$ 31,435	\$ 278,662	\$ 303,237	\$ 473,231	\$ 24,575	92%	

OPERATING FUND ACCOUNTS	Balance	Comments
First Federal Checking Account	\$ 53,938.18	Target minimum balance = \$20,000
First Federal Money Market Account	\$ 105,274.14	
TOTAL OPERATING FUNDS	\$ 159,212	
RESERVE FUND ACCOUNTS		
#1 First Federal Spruce Money Market	\$ 28,772.18	Moved \$125000 from 1st Fed Spruce MM to Kitsap CD Sept 19
#2 First Security Checking	\$ 2,575.00	Target Minimum Balance is \$2,500
#3 First Security Savings	\$ 248,002.15	
#4 Sound Community Bank Money Market	\$ 101,152.84	
#5 Sound Community Bank checking	\$ 12,170.20	
#4 Sound Community Bank CD	\$ 100,382.56	
#5 Kitsap CU CD	\$ 125,091.35	
TOTAL OF RESERVE FUND ACCTS	\$ 618,146.28	
TOTAL OF ALL ACCOUNTS	\$ 777,359	

Prepared by Betty Gwaltney, Treasurer