Sunland North Division 17 Owners' Association
Monthly Expense Report
Financial Status as of April 30, 2026
FINAL

Expense Category	Monthly	YTD	YTD Budget	Annual Budget	(Over)/Under YTD Budget	% over/under Budget	Year-To-Date Variance Explanation
INCOME							
Other	$ -						
Interest	$ 3,036	$ 12,161					
TOTAL INCOME	$ 3,036	$ 13,941					
OPERATING EXPENSES							
Administration, Accounting & Taxes	$ 800	$ 7,116	$ 13,615	$ 34,725	$ 6,499	48%	
Developed Area Landscape	$ 12,606	$ 64,689	$ 71,225	$ 189,850	$ 6,536	9%	
Greenbelt Landscape	$ -	$ 209	$ 500	$ 11,000	$ 291	58%	
Insurance	$ -	$ -	$ -	$ 129,000	$ -	0%	
Repairs and Maintenance	$ 22,317	$ 46,852	$ 37,700	$ 175,500	$ (9,152)	-24%	
TOTAL OPERATING EXPENSES	**$ 35,723**	**$ 118,866**	**$ 123,040**	**$ 540,075**	**$ 4,174**	3%	
RESERVE FUND EXPENSES							
Mulch Project	$ -	$ -	$ -	$ 18,000	$ -	0%	Note use 3yr balance budg
concrete Repairs/Replacement	$ -	$ -	$ 15,000	$ 15,000	$ 15,000	0%	
Reserve Fund Contribution	$ -	$ -	$ -	$ 125,000	$ -	0%	
TOTAL RESERVE EXPENSES	**$ 0**	**$ 0**	**$ 15,000**	**$ 158,000**	**$ 15,000**	9%	
INSURANCE CLAIM							
$$ RECEIVED	$ 30,439						
EXPENSES	$ 7,606						
	$ 22,833						
TOTAL OPERATING + RESERVES EXPENSES	**$ 35,723**	**$ 118,866**	**$ 123,040**	**$ 698,075**	**$ 4,174**	1%	

Operating Accounts		**Comments**
First Federal Checking Account #0102	$ 197,771.00	Target minimum balance = $20,000
First Federal Money Market ##8190	$ 121,946.24	
First Fed CD #4534 3mn @ 2.71% mat 05/02/2025	$ 100,974.54	
TOTAL OPERATING FUNDS	**$ 420,692**	
Reserve Accounts		
First Federal Spruce Money Market ##8503	$ 37,739	
First Security Checking	$ 1,812	Target Minimum Balance is $2,500
First Security Savings (Reserves)	$ 4,087	
Sound Community Bank Money Market #1523	$ 1,202	
Sound Community Bank checking #5469	$ 12,170	
WaFd Checking	$ 1,736	
WaFd MM #4458	$ 71,121	
Kitsap CU savings 0000	$ 47.43	
US Bank Checking #832	$ 1,054	
US Bank MM 8824	$ 25,155	
Subtotal Reserve Liquid	***$ 156,124***	
First Security CD #1680 21 month @ 3.75 Mat 07/22/26	$ 141,712.44	
First Security CD #2260 21 month @ 4.03 Mat 06/26/26	$ 83,183.09	
Sound Com Bk CD 24 m 4.28% #4375 Matures 05/16/28	$ 114,692.99	
Kitsap CD 0005 24 mn 01/17/2028	$ 84,853.64	
Kitsap CD 12m 0004 Matures 11/25/26	$ 114,036.89	
WA Fed CD #716 3.10% Mat 03/18/28	$ 122,800.52	
Kitsap Bank CD #3229 10 month 3.3% matures 11/17/2026	$ 53,959.36	
Kitsap Bank CD #3228 10 mon 3.3% Matures 11/17/2026	$ 31,555.18	
Kitsap Bank CD #3230 15 mon 4.1% Matures 05/19/2026	$ 112,403.77	
US Bank CD #524 Matures Aug 7, 2026	$ 131,159.05	
Subtotal Reserve CD's	**$ 990,357**	
TOTAL OF RESERVE FUND ACCTS	**$ 1,146,481**	
TOTAL OF ALL ACCOUNTS	**$ 1,567,172**	*Prepared by Betty Gwaltney, Treasurer*