

**Dahlia Park
FINANCIAL REPORT**

Manager's Report for the month ending January 31, 2022

FINANCIAL SUMMARY:

For the month ending January 31, 2022, the Association incurred expenses and accrued costs totaling \$4,473, under budget by \$1,328.

YTD January 31, 2022, the Association incurred expenses and accrued costs totaling \$55,468, over budget by \$4,501.

BUDGET VARIANCES: Explanations for variances

Expense	Variance Amt	Over/Under	Explanation
Bad Debt	\$ 350.00	Under	Less than anticipated
Landscape-Other	\$ 4,675.44	Under	Not yet performed
Neighborhood Landscape	\$ 796.25	Under	Billing cycle
Irrigation- Maintenance & Repairs	\$ 535.00	Under	Less than anticipated
Contingency	\$ 2,594.06	Under	Less than anticipated
Neighborhood Irrigation	\$ 9,457.44	Over	More than anticipated

DELINQUENCIES:

Unit	0 - 30	31 - 60	61 - 90	Over 90	Total	Status
092-0053	-	-	-	50.00	50.00	Fine
092-0060	708.35	-	-	50.00	758.35	Assessments
TOTALS	708.35	-	-	50.00	758.35	

PROJECT REPORT:

Landscape Enhancements & Bark Winter 2021
 Plant replacements Spring 2022
 Winterize Irrigation October 2021

Thank you for letting us serve your neighborhood.
 Report submitted by Debbie Orosco, CMCA Community Manager
 425-507-1134 Deborah.O@ihcommunity.org

Budget Comparison

Period = Jan 2022

Book = Accrual ; Tree = neigh_is

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
4010-000	ASSOCIATION INCOME									
4070-000	Neighborhood Assessments	11,217.93	6,831.00	4,386.93	64.22	52,204.11	47,817.00	4,387.11	9.17	81,972.00
4390-000	TOTAL ASSOCIATION INCOME	11,217.93	6,831.00	4,386.93	64.22	52,204.11	47,817.00	4,387.11	9.17	81,972.00
6000-000	EXPENSES									
7200-000	NEIGHBORHOOD EXPENSES									
7201-000	Neighborhood Management Fees	340.00	340.00	0.00	0.00	2,380.00	2,380.00	0.00	0.00	4,080.00
7205-000	Neighborhood Bad Debt	0.00	50.00	50.00	100.00	0.00	350.00	350.00	100.00	600.00
7235-000	Nghborhd Lndscpe Maint-Contract/Comm. Area	3,772.92	3,886.67	113.75	2.93	26,410.44	27,206.69	796.25	2.93	46,640.00
7250-000	Neighborhood Landscape - Other	0.00	667.92	667.92	100.00	0.00	4,675.44	4,675.44	100.00	8,015.00
7256-000	Neighborhood Landscp Hanging Baskets-Contract	360.06	360.83	0.77	0.21	2,520.42	2,525.81	5.39	0.21	4,330.00
7262-000	Neighborhood Irrigation-Yards	0.00	0.00	0.00	N/A	19,817.44	10,360.00	-9,457.44	-91.29	12,360.00
7265-000	Neigh Irrig Maint & Repairs	0.00	125.00	125.00	100.00	340.00	875.00	535.00	61.14	1,500.00
7284-000	Neigh Surplus Project Expense	0.00	0.00	0.00	N/A	4,000.00	0.00	-4,000.00	N/A	0.00
7289-000	Neighborhood Contingency	0.00	370.58	370.58	100.00	0.00	2,594.06	2,594.06	100.00	4,447.00
7290-000	TOTAL NEIGHBORHOOD EXPENSES	4,472.98	5,801.00	1,328.02	22.89	55,468.30	50,967.00	-4,501.30	-8.83	81,972.00
9940-000	TOTAL EXPENSES	4,472.98	5,801.00	1,328.02	22.89	55,468.30	50,967.00	-4,501.30	-8.83	81,972.00
9950-000	Excess (Deficiency) of Revenues over Expenses	6,744.95	1,030.00	5,714.95	554.85	-3,264.19	-3,150.00	-114.19	-3.63	0.00

Expense Distribution

Property=n92 AND mm/yy=01/2022-01/2022

Account Code - Name	Control	Property	Invoice #	Invoice Date	Period	Amount	Unpaid Amount	Check #	Check Date	Remarks
7235-000 - Nghborhd Lndscpe Maint-Cont...										
landcare - LandCare USA LLC	P-77795	n92	477289	01/01/2022	01/2022	3,772.92	0.00	12141	01/17/2022	Contract Landscaping
Total 7235-000 - Nghborhd Lndscpe Main...						3,772.92	0.00			
7256-000 - Neighborhood Landscp Hangi...										
kalser - Kaleidoscope Services	P-78138	n92	KS012022	01/31/2022	01/2022	360.06	0.00	12184	01/31/2022	01/2022 Color Landscape Contract
Total 7256-000 - Neighborhood Landscp...						360.06	0.00			
						4,132.98	0.00			