



COMMUNITY ASSOCIATION

Dahlia Park

FINANCIAL REPORT

Manager's Report for the month ending 44866

MAINTAINING COMMUNITY

FINANCIAL SUMMARY:

For the month ending 44866, the Association incurred expenses and accrued costs totaling \$11,531, over budget by \$5,599.

YTD 44866, the Association incurred expenses and accrued costs totaling \$41,325, over budget by \$1,663.

BUDGET VARIANCES: Explanations for variances above or below \$300

Expense	Variance Amt	Over/Under	Explanation
Landscape - Other	6225	over	budget allocation schedule

DELINQUENCIES:

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

PROJECT REPORT:

Landscape Enhancements & Bark Winter 2022

Winterize Irrigation to begin November 2022

Thank you for letting us serve your neighborhood.

Report submitted by Sarah Hoey, Executive Director

425-507-1120 Sarah.h@ihcommunity.org

Budget Comparison

Period = Nov 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	6,259.55	7,182.33	-922.78	-12.85	36,832.51	35,911.65	920.86	2.56	86,188.00
4390-000	TOTAL ASSOCIATION INCOME	6,259.55	7,182.33	-922.78	-12.85	36,832.51	35,911.65	920.86	2.56	86,188.00
6000-000	EXPENSES									
7200-000	NEIGHBORHOOD EXPENSES									
7201-000	Neighborhood Management Fees	374.00	374.00	0.00	0.00	1,870.00	1,870.00	0.00	0.00	4,488.00
7205-000	Neighborhood Bad Debt	0.00	50.00	50.00	100.00	0.00	250.00	250.00	100.00	600.00
7235-000	Nghborhd Lndscpe Maint-Contract/Comm. Area	3,886.11	4,003.33	117.22	2.93	19,430.55	20,016.65	586.10	2.93	48,040.00
7250-000	Neighborhood Landscape - Other	6,900.00	675.00	-6,225.00	-922.22	7,100.00	3,375.00	-3,725.00	-110.37	8,100.00
7256-000	Neighborhood Landscp Hanging Baskets-Contract	370.86	371.67	0.81	0.22	1,854.30	1,858.35	4.05	0.22	4,460.00
7262-000	Neighborhood Irrigation-Yards	0.00	0.00	0.00	N/A	11,025.08	10,000.00	-1,025.08	-10.25	15,000.00
7265-000	Neigh Irrig Maint & Repairs	0.00	125.00	125.00	100.00	45.00	625.00	580.00	92.80	1,500.00
7289-000	Neighborhood Contingency	0.00	333.33	333.33	100.00	0.00	1,666.65	1,666.65	100.00	4,000.00
7290-000	TOTAL NEIGHBORHOOD EXPENSES	11,530.97	5,932.33	-5,598.64	-94.38	41,324.93	39,661.65	-1,663.28	-4.19	86,188.00
9940-000	TOTAL EXPENSES	11,530.97	5,932.33	-5,598.64	-94.38	41,324.93	39,661.65	-1,663.28	-4.19	86,188.00
9950-000	Excess (Deficiency) of Revenues over Expenses	-5,271.42	1,250.00	-6,521.42	-521.71	-4,492.42	-3,750.00	-742.42	-19.80	0.00

Statement (12 months)

Period = Jul 2022-Nov 2022

Book = Accrual ; Tree = neigh_is

		Jul 2022	Aug 2022	Sep 2022	Oct 2022	Nov 2022	Total
4010-000	ASSOCIATION INCOME						
4070-000	Neighborhood Assessments	12,123.76	6,259.55	6,127.77	6,061.88	6,259.55	36,832.51
4390-000	TOTAL ASSOCIATION INCOME	12,123.76	6,259.55	6,127.77	6,061.88	6,259.55	36,832.51
6000-000	EXPENSES						
7200-000	NEIGHBORHOOD EXPENSES						
7201-000	Neighborhood Management Fees	374.00	374.00	374.00	374.00	374.00	1,870.00
7235-000	Nghborhd Lndscpe Maint-Contract/Comm. Area	3,886.11	3,886.11	3,886.11	3,886.11	3,886.11	19,430.55
7250-000	Neighborhood Landscape - Other	0.00	0.00	200.00	0.00	6,900.00	7,100.00
7256-000	Neighborhood Landscp Hanging Baskets-Contract	370.86	370.86	370.86	370.86	370.86	1,854.30
7262-000	Neighborhood Irrigation-Yards	0.00	280.87	0.00	10,744.21	0.00	11,025.08
7265-000	Neigh Irrig Maint & Repairs	45.00	0.00	0.00	0.00	0.00	45.00
7290-000	TOTAL NEIGHBORHOOD EXPENSES	4,675.97	4,911.84	4,830.97	15,375.18	11,530.97	41,324.93
9940-000	TOTAL EXPENSES	4,675.97	4,911.84	4,830.97	15,375.18	11,530.97	41,324.93
9950-000	Excess (Deficiency) of Revenues over Expenses	7,447.79	1,347.71	1,296.80	-9,313.30	-5,271.42	-4,492.42

Expense Distribution

Property=N92 AND mm/yy=11/2022-11/2022

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-81651	n92	568433	11/01/2022	11/2022	3,886.11	0.00	12815	11/16/2022	Contract Landscaping
Total 7235-000 - Nghborhd Lndscpe Main...						3,886.11	0.00			
7250-000 - Neighborhood Landscape - Other										
jbinst - JB Instant Lawn	P-81671	n92	852513	11/02/2022	11/2022	3,900.00	0.00	12781	11/02/2022	Plant Replacements
landcare - LandCare USA LLC	P-81730	n92	574649 Neigh	11/07/2022	11/2022	3,000.00	0.00	12815	11/16/2022	Non-Contract Landscaping
Total 7250-000 - Neighborhood Landscap...						6,900.00	0.00			
7256-000 - Neighborhood Landscp Hangi...										
kalser - Kaleidoscope Services	P-81912	n92	KS112022	11/22/2022	11/2022	370.86	0.00	12821	11/30/2022	Color Landscape Services
Total 7256-000 - Neighborhood Landscp...						370.86	0.00			
						11,156.97	0.00			