

**RCC**  
**Balance Sheet**  
As of April 30, 2024

Accrual Basis

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	<u>Apr 30, 24</u>
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
1101 · Fifth Third Checking	15,021.27
1103 · First Midwest Bank MM	<u>143,573.46</u>
<b>Total Checking/Savings</b>	158,594.73
<b>Accounts Receivable</b>	
1160 · Accounts Receivable	<u>44,989.08</u>
<b>Total Accounts Receivable</b>	44,989.08
<b>Other Current Assets</b>	
1117 · Prepaid Income Taxes	<u>563.00</u>
<b>Total Other Current Assets</b>	<u>563.00</u>
<b>Total Current Assets</b>	<u>204,146.81</u>
<b>TOTAL ASSETS</b>	<b><u>204,146.81</u></b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
1200 · Accounts Payable	<u>16,292.00</u>
<b>Total Accounts Payable</b>	16,292.00

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Accrual Basis

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	<u>Apr 30, 24</u>
<b>Other Current Liabilities</b>	
1205 · Prepaid Assessments	33,918.53
1202 · Clubhouse Rental Security Dep	735.00
1203 · Lease Security Deposits	5,782.51
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<b>Total Other Current Liabilities</b>	40,436.04
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<b>Total Current Liabilities</b>	56,728.04
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<b>Total Liabilities</b>	56,728.04
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<b>Equity</b>	
3000 · Homeowners Equity	-469,406.84
3001 · Contingency Reserve	-48,196.71
32000 · Retained Earnings	655,954.12
Net Income	9,068.20
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<b>Total Equity</b>	147,418.77
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<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b><u>204,146.81</u></b>

**RCC**  
**Profit & Loss Budget Performance**

Accrual Basis

April 2024

	Apr 24	Budget	\$ Over Budget	Jan - Apr 24	YTD Budget	\$ Over Budget	Annual Budget
<b>Income</b>							
Income							
4000 · Assessment Income	40,100.64	40,152.75	-52.11	160,402.55	160,611.00	-208.45	481,833.00
4003 · Clubhouse Rental Fee	-100.00	20.83	-120.83	-50.00	83.32	-133.32	250.00
4005 · Move In Move Out Fees	0.00	291.67	-291.67	450.00	1,166.68	-716.68	3,500.00
4008 · Interest Income	0.00	100.00	-100.00	0.00	400.00	-400.00	1,200.00
4010 · Late Fees	150.00	175.00	-25.00	1,710.00	700.00	1,010.00	2,100.00
4025 · Miscellaneous Income	1,375.00	291.67	1,083.33	4,100.00	1,166.68	2,933.32	3,500.00
<b>Total Income</b>	<b>41,525.64</b>	<b>41,031.92</b>	<b>493.72</b>	<b>166,612.55</b>	<b>164,127.68</b>	<b>2,484.87</b>	<b>492,383.00</b>
<b>Total Income</b>	<b>41,525.64</b>	<b>41,031.92</b>	<b>493.72</b>	<b>166,612.55</b>	<b>164,127.68</b>	<b>2,484.87</b>	<b>492,383.00</b>
<b>Gross Profit</b>	<b>41,525.64</b>	<b>41,031.92</b>	<b>493.72</b>	<b>166,612.55</b>	<b>164,127.68</b>	<b>2,484.87</b>	<b>492,383.00</b>
<b>Expense</b>							
Exterior Expenses							
5000 · Landscape/Snow Contract	2,514.00	2,689.25	-175.25	11,042.00	10,757.00	285.00	32,271.00
5001 · Landscaping Improvements	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00
5005 · Snow Expense- Other	0.00	0.00	0.00	0.00	3,600.00	-3,600.00	6,000.00
5006 · Aquatic Weed Control	0.00	0.00	0.00	0.00	0.00	0.00	150.00
5071 · Bridge Repairs	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00
5070 · Concrete Repair/Maint	0.00	0.00	0.00	0.00	0.00	0.00	4,700.00
5051 · Timber Replacement	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00
5068 · Sealcoating	0.00	0.00	0.00	0.00	0.00	0.00	10,200.00
<b>Total Exterior Expenses</b>	<b>2,514.00</b>	<b>2,689.25</b>	<b>-175.25</b>	<b>11,042.00</b>	<b>14,357.00</b>	<b>-3,315.00</b>	<b>61,321.00</b>
Utility Expense							
5090 · Water	5,078.92	5,583.33	-504.41	21,543.02	22,333.32	-790.30	67,000.00
5091 · Telephone	0.00	68.25	-68.25	0.00	136.50	-136.50	546.00
5093 · Gas	108.50	120.83	-12.33	510.60	483.32	27.28	1,450.00
5092 · Electricity	3,529.63	2,083.33	1,446.30	12,911.28	8,333.32	4,577.96	25,000.00
<b>Total Utility Expense</b>	<b>8,717.05</b>	<b>7,855.74</b>	<b>861.31</b>	<b>34,964.90</b>	<b>31,286.46</b>	<b>3,678.44</b>	<b>93,996.00</b>
Building Expense							
5060 · Exterminating	0.00	250.00	-250.00	0.00	1,000.00	-1,000.00	3,000.00
5061 · Hall Cleaning	1,289.91	1,240.00	49.91	5,059.64	4,960.00	99.64	14,880.00
5062 · Electric Repairs	2,164.00	250.00	1,914.00	4,228.75	1,000.00	3,228.75	3,000.00
5063 · Plumbing Repairs	-1,810.93	416.67	-2,227.60	3,303.60	1,666.68	1,636.92	5,000.00
5064 · Roof Repairs	2,899.00	291.67	2,607.33	12,586.00	1,166.68	11,419.32	3,500.00
5065 · Carpet Cleaning	0.00	0.00	0.00	0.00	0.00	0.00	6,400.00
5067 · Misc Maintenance & Repair	161.17	1,250.00	-1,088.83	7,387.30	5,000.00	2,387.30	15,000.00
5059 · On-Site Maintenance	3,536.90	3,666.67	-129.77	15,695.05	14,666.68	1,028.37	44,000.00
5066 · Vent Cleaning	0.00	0.00	0.00	0.00	0.00	0.00	9,360.00
5069 · Interior Painting	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00
<b>Total Building Expense</b>	<b>8,240.05</b>	<b>7,365.01</b>	<b>875.04</b>	<b>48,260.34</b>	<b>29,460.04</b>	<b>18,800.30</b>	<b>106,140.00</b>
Administrative Expenses							
5084 · Real Estate Taxes	0.00	140.00	-140.00	0.00	140.00	-140.00	140.00
5082 · Insurance	4,949.94	9,000.00	-4,050.06	51,102.84	36,000.00	15,102.84	108,000.00
5080 · Management Fees	1,717.00	1,717.00	0.00	6,868.00	6,868.00	0.00	20,604.00
5086 · Postage/Copying/Bank Fee	174.32	183.33	-9.01	871.01	733.32	137.69	2,200.00
5087 · Legal Fees	0.00	166.67	-166.67	167.35	666.68	-499.33	2,000.00
5081 · Accounting Fees	0.00	0.00	0.00	0.00	0.00	0.00	600.00
5072 · Garage Assessment	0.00	11.00	-11.00	0.00	44.00	-44.00	132.00
5085 · Income Taxes	0.00	0.00	0.00	0.00	0.00	0.00	100.00
<b>Total Administrative Expenses</b>	<b>6,841.26</b>	<b>11,218.00</b>	<b>-4,376.74</b>	<b>59,009.20</b>	<b>44,452.00</b>	<b>14,557.20</b>	<b>133,776.00</b>
Clubhouse/Pool Expense							
5040 · Clubhouse Repairs/Maint	0.00	20.83	-20.83	0.00	83.32	-83.32	250.00
5041 · Pool Repairs/Maintenance	3,717.91	0.00	3,717.91	4,267.91	0.00	4,267.91	8,575.00
<b>Total Clubhouse/Pool Expense</b>	<b>3,717.91</b>	<b>20.83</b>	<b>3,697.08</b>	<b>4,267.91</b>	<b>83.32</b>	<b>4,184.59</b>	<b>8,825.00</b>
Reserve Funding Expense							
7000 · Reserve Funding	0.00	7,360.42	-7,360.42	0.00	29,441.68	-29,441.68	88,325.00
<b>Total Reserve Funding Expense</b>	<b>0.00</b>	<b>7,360.42</b>	<b>-7,360.42</b>	<b>0.00</b>	<b>29,441.68</b>	<b>-29,441.68</b>	<b>88,325.00</b>
<b>Total Expense</b>	<b>30,030.27</b>	<b>36,509.25</b>	<b>-6,478.98</b>	<b>157,544.35</b>	<b>149,080.50</b>	<b>8,463.85</b>	<b>492,383.00</b>
<b>Net Income</b>	<b>11,495.37</b>	<b>4,522.67</b>	<b>6,972.70</b>	<b>9,068.20</b>	<b>15,047.18</b>	<b>-5,978.98</b>	<b>0.00</b>