




Hunters Pointe Financial Update

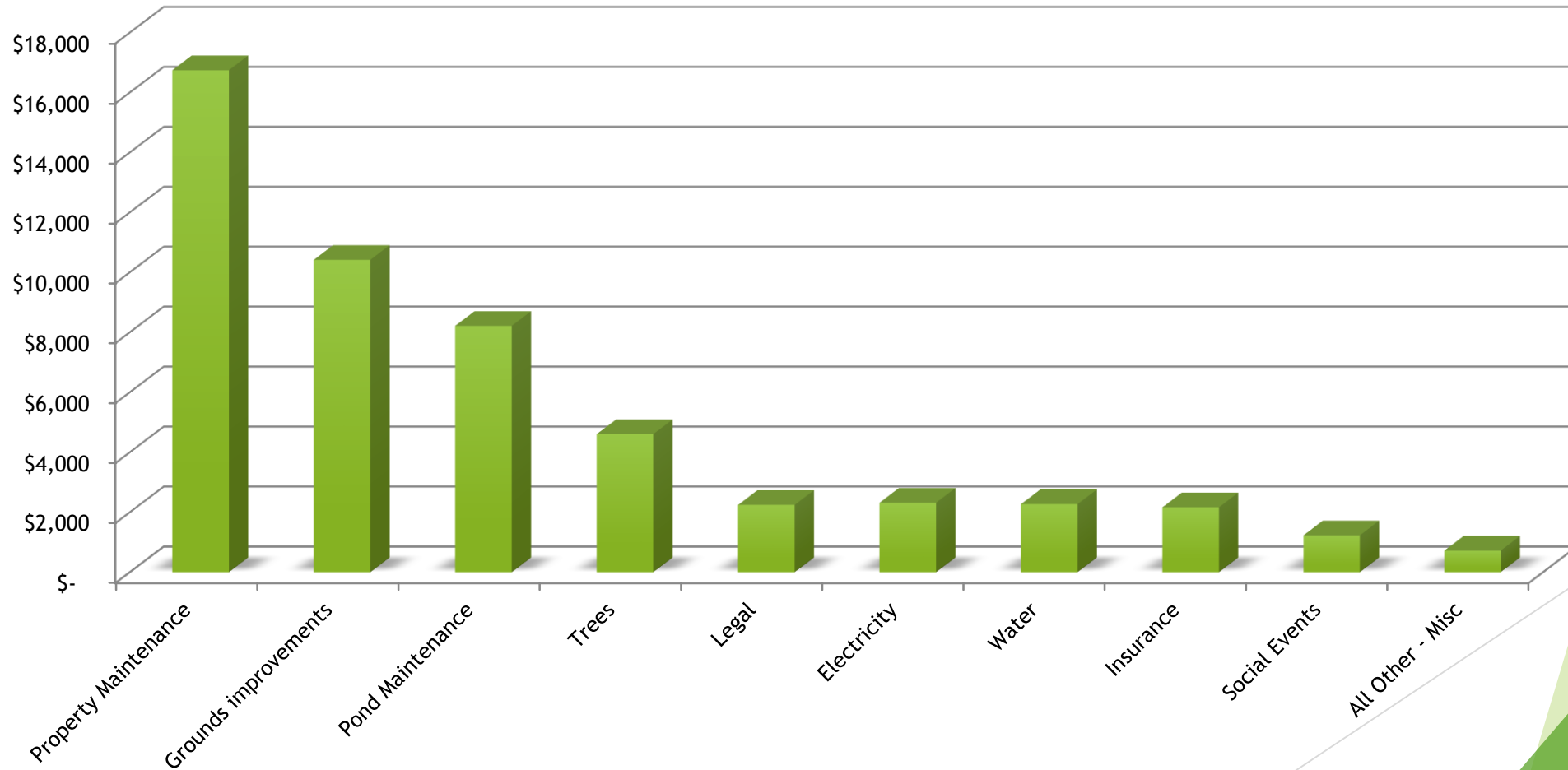
November 2018

Some Financial Highlights

- ▶ We are finally able to make some improvements to our aging infrastructure.
 - ▶ Renovation of all Walking and Bike Paths (\$8,532)
 - ▶ Wash and re-coat tables and play sets in Commons Area (\$1,950)
- ▶ We launched an online payments partner:  PayLease
- ▶ We continue to collect stale dues.
- ▶ And the best news of all:

We have a balanced budget!

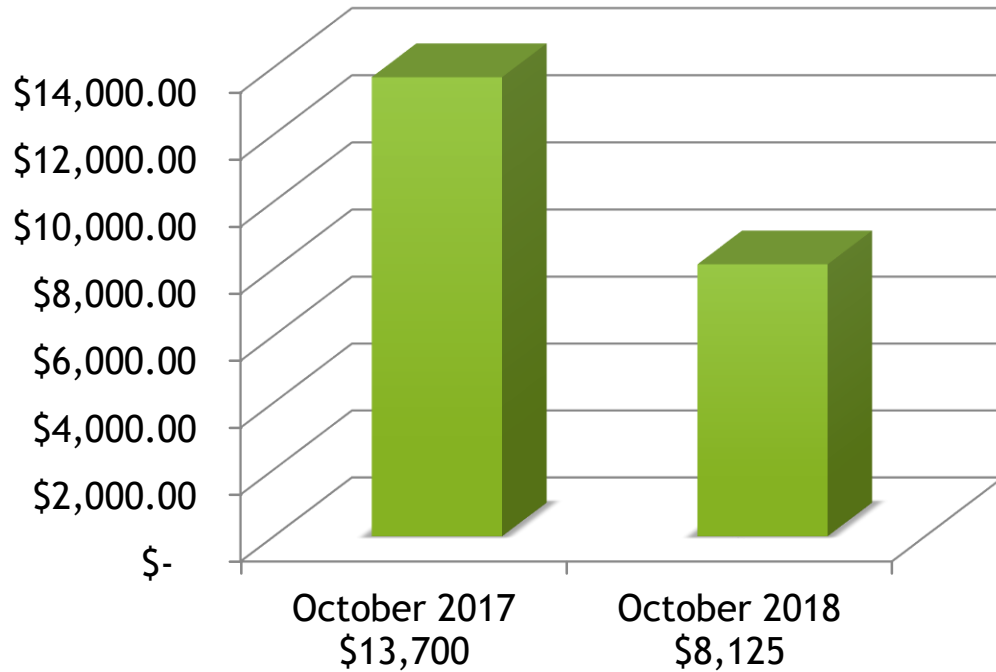
Expenses to date through October 2018



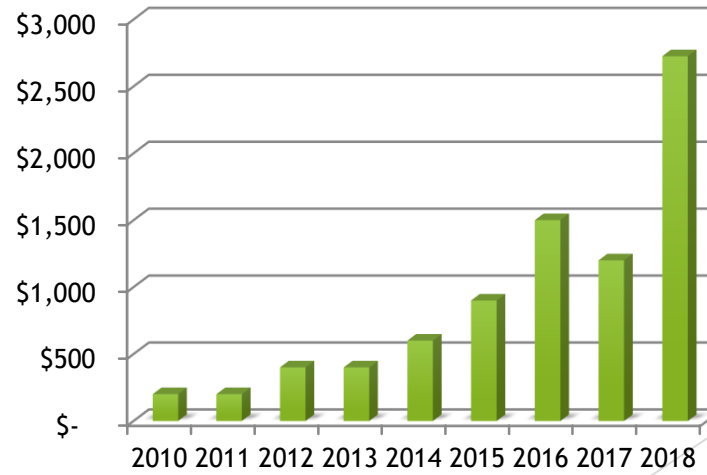
Dues Balance as of October 2018



All Dues Outstanding



Amount Outstanding By Year



2017 Actuals & 2018 Budget to Actuals

	<u>Actuals</u> <u>2017</u>	<u>Budget</u> <u>2018</u>	<u>Actuals</u> <u>2018</u> <u>(Est thru</u> <u>Dec)</u>	<u>2018</u> <u>Variance</u> <u>(Budget</u> <u>to</u> <u>Actuals)</u>
Income				
Current Year's Dues	\$ 65,876	\$ 54,800	\$ 44,700	\$ (10,100)
Advance pmt of dues	14,400		9,900	9,900
Stale Dues			3,800	3,800
Penalties & Interest			195	195
Total Income	\$ 80,276	\$ 54,800	\$ 58,595	3,795
Grounds				
Commons Maintenance	\$ 17,820	\$ 17,820	\$ 17,820	\$ -
Ponds	9,784	8,900	8,212	688
Trees	-	3,500	4,600	(1,100)
Sprinkler		1,000	-	1,000
Electricity	2,465	2,800	2,507	293
Water	3,633	3,500	3,018	482
Total Grounds	\$ 33,702	\$ 37,520	\$ 36,157	\$ 1,363
Improvements (or Unexpected)				
Renovation of Paths			\$ 8,532	\$ (8,532)
Picnic/Equip Resurfacing			1,950	(1,950)
Island Landscape updates		10,000	-	10,000
Sprinkler Maintenance		2,000	-	2,000
Tree Maint (Incremental)		13,000	-	13,000
Misc Grounds	345	2,180	635	1,545
Total Improvements	\$ 345	\$ 27,180	\$ 11,117	\$ 16,063
Administrative				
Insurance	\$ 2,244	\$ 2,289	\$ 2,163	\$ 126
Legal	4,712	3,000	2,542	458
Other Misc	500	600	1,112	(512)
Total Administrative	\$ 7,456	\$ 5,889	\$ 5,817	\$ 72
Social				
Summer Picnic	\$ 1,230	\$ 1,200	\$ 1,023	\$ 177
Octoberfest / Chili Cookoff	260	600	164	436
Total Social	\$ 1,490	\$ 1,800	\$ 1,188	\$ 612
Total Operating Expenses	\$ 42,993	\$ 72,389	\$ 54,278	\$ 18,111
Beginning Cash Balance	\$ 19,114	\$ 38,170	\$ 56,397	\$ 56,397
Ending Cash Balance	\$ 56,397	\$ 20,582	\$ 60,714	\$ 42,082

Five Year Budget



	2014	2015	Actuals 2016	2017	Current Year 2018	2019	2020	Forecast 2021	2022
Beginning Cash Balance	\$ 24,357.08	\$ 29,837.61	\$ 27,345.61	\$ 19,114.40	\$ 56,397.37	\$ 60,713.92	\$ 26,807.66	\$ 18,357.27	\$ 27,861.88
Annual Cash inflows (Dues & Interest)	\$ 41,954.97	\$ 52,001.21	\$ 45,225.25	\$ 80,275.71	\$ 58,595.00	\$ 56,300.00	\$ 56,300.00	\$ 56,300.00	\$ 56,300.00
Annual Maintenance outflows									
Electricity	(2,707.72)	(2,475.66)	(2,441.39)	(2,465.29)	(2,506.68)	(2,800.00)	(2,800.00)	(2,800.00)	(2,800.00)
Water	(3,484.90)	(3,476.33)	(3,457.48)	(3,632.60)	(3,018.49)	(2,900.00)	(2,900.00)	(2,900.00)	(2,900.00)
Insurance	(2,066.00)	(2,092.00)	(2,132.00)	(2,244.00)	(2,163.00)	(2,206.26)	(2,250.39)	(2,295.39)	(2,341.30)
Sprinkler (after 2017 rolled into Property contract)	(640.00)	(1,160.00)	(1,098.00)	-	-	-	-	-	-
Pond	(7,576.20)	(8,060.00)	(13,594.47)	(9,783.94)	(8,212.00)	(8,000.00)	(8,000.00)	(8,000.00)	(8,000.00)
Trees	(3,050.00)	(2,655.00)	(9,225.00)	-	(4,600.00)	(3,500.00)	(3,500.00)	(3,500.00)	(3,500.00)
Audit	(300.00)	(300.00)	(300.00)	(7.99)	(300.00)	(300.00)	(300.00)	(300.00)	(300.00)
Property	(15,097.50)	(18,559.40)	(18,035.00)	(18,165.00)	(28,936.56)	(20,000.00)	(20,000.00)	(20,000.00)	(20,000.00)
Legal	-	-	-	(4,712.00)	(2,541.72)	(1,500.00)	(500.00)		
Misc (Including Social)	(1,552.12)	(1,778.82)	(3,173.12)	(1,981.92)	(2,000.00)	(2,000.00)	(2,000.00)	(2,000.00)	(2,000.00)
Landscaping - Andover entry way (phase 1)	n/a	(13,936.00)	n/a						
Potential Outflows									
<i>Fox Club entrance updating</i>						(15,000.00) a			
<i>Island landscape updates (5 @ \$1k)</i>						(2,500.00) b	(2,500.00)		
<i>Sprinkler Maintenance</i>						(2,000.00) c			
<i>Emergency Tree Maintenance Provision</i>						(5,000.00) d	(5,000.00)	(5,000.00)	
<i>Playground Updates in Two Phases</i>						(20,000.00) e	(15,000.00)		
<i>Drain at North Pond repair</i>						(2,500.00) f			
<i>Lighting (can only be done AFTER new DoR executed)</i>									tdb
Total Annual Expenses	\$ (36,474.44)	\$ (54,493.21)	\$ (53,456.46)	\$ (42,992.74)	\$ (54,278.45)	\$ (90,206.26)	\$ (64,750.39)	\$ (46,795.39)	\$ (41,841.30)
Ending Cash Balance	\$ 29,837.61	\$ 27,345.61	\$ 19,114.40	\$ 56,397.37	\$ 60,713.92	\$ 26,807.66	\$ 18,357.27	\$ 27,861.88	\$ 42,320.58

- a Revised estimate from Sept 2018 Board meeting.
- b Revised estimate from Sept 2018 Board meeting. Five islands at \$1k each
- c Old controller/box repair/replacement.
- d Revised estimates from Sept 2018 Board meeting. Earmark additional funds annually 'just in case'.
- e Dianna getting additional information from Playworld. This budgeted amount would be full renovation of area
- f Revised estimate from Sept 2018 Board meeting. A new plan for repair was discussed by Marshall

A scenic view of a pond with ducks and a large tree trunk in the foreground. The pond is surrounded by green grass and trees. In the background, there is a stone wall and a building. The text is overlaid on the pond area.

The HPHA Thanks you for coming out
tonight to discuss and get involved in
YOUR community!