RCC
Balance Sheet
As of August 31, 2025

Accrual Basis

	Aug 31, 25
ASSETS	
Current Assets	
Checking/Savings	
1101 · Fifth Third Checking	28,280.21
1103 · First Midwest Bank MM	89,321.94
Total Checking/Savings	117,602.15
Accounts Receivable	
1160 · Accounts Receivable	34,173.39
Total Accounts Receivable	34,173.39
Other Current Assets	
1117 · Prepaid Income Taxes	563.00
Total Other Current Assets	563.00
Total Current Assets	152,338.54
TOTAL ASSETS	**152,338.54**
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
1200 · Accounts Payable	16,639.00
Total Accounts Payable	16,639.00

	Aug 31, 25
Other Current Liabilities	
1205 · Prepaid Assessments	31,411.91
1202 · Clubhouse Rental Security Dep	635.00
1203 · Lease Security Deposits	5,782.51
Total Other Current Liabilities	37,829.42
Total Current Liabilities	54,468.42
Total Liabilities	54,468.42
Equity	
3003 · Special Assessment Reserve	75,967.76
3000 · Homeowners Equity	-472,773.94
3001 · Contingency Reserve	-156,786.71
32000 · Retained Earnings	630,739.15
Net Income	20,723.86
Total Equity	97,870.12
TOTAL LIABILITIES & EQUITY	**152,338.54**

RCC

Profit & Loss Budget Performance

Accrual Basis

August 2025

	Aug 25	Budget	$ Over Budget	Jan - Aug 25	YTD Budget	$ Over Budget	Annual Budget
Income							
Income							
4000 · Assessment Income	40,922.02	40,957.08	-35.06	327,111.66	327,656.64	-544.98	491,485.00
4003 · Clubhouse Rental Fee	0.00	20.83	-20.83	-150.00	166.64	-316.64	250.00
4005 · Move In Move Out Fees	0.00	291.67	-291.67	3,750.00	2,333.36	1,416.64	3,500.00
4008 · Interest Income	0.79	100.00	-99.21	3.12	800.00	-796.88	1,200.00
4010 · Late Fees	480.00	175.00	305.00	3,360.00	1,400.00	1,960.00	2,100.00
4025 · Miscellaneous Income	225.00	291.67	-66.67	2,395.00	2,333.36	61.64	3,500.00
Total Income	41,627.81	41,836.25	-208.44	336,469.78	334,690.00	1,779.78	502,035.00
Total Income	41,627.81	41,836.25	-208.44	336,469.78	334,690.00	1,779.78	502,035.00
Gross Profit	41,627.81	41,836.25	-208.44	336,469.78	334,690.00	1,779.78	502,035.00
Expense							
Exterior Expenses							
5000 · Landscape/Snow Contract	2,606.20	2,689.25	-83.05	28,449.00	21,514.00	6,935.00	32,271.00
5001 · Landscaping Improvements	190.00	0.00	190.00	575.00	2,000.00	-1,425.00	2,000.00
5005 · Snow Expense- Other	0.00	0.00	0.00	420.00	3,000.00	-2,580.00	6,000.00
5006 · Aquatic Weed Control	0.00	0.00	0.00	0.00	150.00	-150.00	150.00
5071 · Bridge Repairs	0.00	0.00	0.00	0.00	5,000.00	-5,000.00	5,000.00
5070 · Concrete Repair/Maint	0.00	4,700.00	-4,700.00	0.00	4,700.00	-4,700.00	4,700.00
5051 · Timber Replacement	1,271.00	83.33	1,187.67	1,271.00	666.64	604.36	1,000.00
5068 · Sealcoating	0.00	0.00	0.00	0.00	200.00	-200.00	200.00
Total Exterior Expenses	4,067.20	7,472.58	-3,405.38	30,715.00	37,230.64	-6,515.64	51,321.00
Utility Expense							
5090 · Water	5,027.86	5,833.33	-805.47	45,094.46	46,666.64	-1,572.18	70,000.00
5093 · Gas	56.24	120.83	-64.59	1,393.06	966.64	426.42	1,450.00
5092 · Electricity	1,229.99	2,083.33	-853.34	26,116.40	16,666.64	9,449.76	25,000.00
Total Utility Expense	6,314.09	8,037.49	-1,723.40	72,603.92	64,299.92	8,304.00	96,450.00
Building Expense							
5060 · Exterminating	0.00	250.00	-250.00	0.00	2,000.00	-2,000.00	3,000.00
5061 · Hall Cleaning	1,239.91	1,240.00	-0.09	10,159.39	9,920.00	239.39	14,880.00
5062 · Electric Repairs	0.00	250.00	-250.00	1,771.92	2,000.00	-228.08	3,000.00
5063 · Plumbing Repairs	425.00	416.67	8.33	7,630.84	3,333.36	4,297.48	5,000.00
5064 · Roof Repairs	6,350.00	291.67	6,058.33	8,566.00	2,333.36	6,232.64	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	3,482.84	1,333.33	2,149.51	23,798.36	10,666.64	13,131.72	16,000.00
5059 · On-Site Maintenance	3,403.20	3,666.67	-263.47	29,163.80	29,333.36	-169.56	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
Total Building Expense	14,900.95	7,448.34	7,452.61	81,090.31	59,586.72	21,503.59	107,140.00

RCC

Profit & Loss Budget Performance

Accrual Basis

August 2025

	Aug 25	Budget	$ Over Budget	Jan - Aug 25	YTD Budget	$ Over Budget	Annual Budget
Administrative Expenses							
5084 · Real Estate Taxes	0.00	0.00	0.00	145.90	70.00	75.90	140.00
5082 · Insurance	12,046.79	10,083.33	1,963.46	99,927.37	80,666.64	19,260.73	121,000.00
5080 · Management Fees	0.00	1,794.17	-1,794.17	12,173.34	14,353.36	-2,180.02	21,530.00
5086 · Postage/Copying/Bank Fee	1,382.16	133.33	1,248.83	3,423.94	1,066.64	2,357.30	1,600.00
5087 · Legal Fees	-165.00	208.33	-373.33	9,787.09	1,666.64	8,120.45	2,500.00
5081 · Accounting Fees	0.00	0.00	0.00	0.00	600.00	-600.00	600.00
5072 · Garage Assessment	0.00	11.00	-11.00	0.00	88.00	-88.00	132.00
5085 · Income Taxes	0.00	0.00	0.00	0.00	100.00	-100.00	100.00
Total Administrative Expenses	13,263.95	12,230.16	1,033.79	125,457.64	98,611.28	26,846.36	147,602.00
Clubhouse/Pool Expense							
5040 · Clubhouse Repairs/Maint	0.00	20.83	-20.83	26.00	166.64	-140.64	250.00
5041 · Pool Repairs/Maintenance	738.65	0.00	738.65	5,853.05	6,448.00	-594.95	9,672.00
Total Clubhouse/Pool Expense	738.65	20.83	717.82	5,879.05	6,614.64	-735.59	9,922.00
Reserve Funding Expense							
7000 · Reserve Funding	0.00	7,466.67	-7,466.67	0.00	59,733.36	-59,733.36	89,600.00
Total Reserve Funding Expense	0.00	7,466.67	-7,466.67	0.00	59,733.36	-59,733.36	89,600.00
Total Expense	39,284.84	42,676.07	-3,391.23	315,745.92	326,076.56	-10,330.64	502,035.00
Net Income	**2,342.97**	**-839.82**	**3,182.79**	**20,723.86**	**8,613.44**	**12,110.42**	**0.00**