

# The Manor at Olde Ivy Condominium Association, Inc.

## Balance Sheet For 6/30/2022

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<b>Cash</b>		
Operating Cash Account (AAB)	\$9,973.21	
Money Market (AAB)	\$237,306.28	
<b>Total Cash</b>		<b>\$247,279.49</b>
<b>Other Assets</b>		
Building Improvements	\$216,000.00	
Amortized Building Improvements	(\$216,000.00)	
<b>Total Other Assets</b>		<b>\$0.00</b>
	<b>Total Assets</b>	<b>\$247,279.49</b>

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<b>Liabilities</b>		
Pre-Paid Assessments	\$19,473.88	
Insurance Recoveries	\$79,125.55	
Transfer to Reserves	\$120,504.64	
Transfer to Reserves S/A	\$29,422.82	
Reserve Capital Contribution	\$12,940.30	
Leasing Fees Due to RMS	\$2,647.68	
Expenses Paid From Reserve	(\$196,260.28)	
<b>Total Liabilities</b>		<b>\$67,854.59</b>
<b>Liabilities and Equity</b>		
Prior Years Income (Loss)	\$185,064.26	
Net Income	(\$5,639.36)	
<b>Total Liabilities and Equity</b>		<b>\$179,424.90</b>
	<b>Total Liabilities / Equity</b>	<b>\$247,279.49</b>

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# The Manor at Olde Ivy Condominium Association, Inc.

## Statement of Revenues and Expenses 6/1/2022 - 6/30/2022

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Operating Income</b>							
<b>Assessment Revenue</b>							
301 - Regular Assessments	69,082.76	72,814.67	(3,731.91)	436,008.01	436,888.02	(880.01)	873,776.00
305 - Special Assessments	27,380.26	2,450.00	24,930.26	27,380.26	14,700.00	12,680.26	29,400.00
310 - Unit Maintenance Charges	136.88	-	136.88	6,990.00	-	6,990.00	-
315 - Fines Income	-	25.00	(25.00)	100.00	150.00	(50.00)	300.00
320 - Delinquent Fee	421.02	250.00	171.02	4,609.92	1,500.00	3,109.92	3,000.00
325 - Collection Fee Income	25.45	83.33	(57.88)	423.09	499.98	(76.89)	1,000.00
336 - NSF Fee Income	-	-	-	(30.00)	-	(30.00)	-
337 - Clubhouse Rental Income	-	-	-	740.00	-	740.00	-
338 - Initiation Fees	990.50	1,333.33	(342.83)	5,780.40	7,999.98	(2,219.58)	16,000.00
340 - Legal Fees Recaptured	-	166.67	(166.67)	27.32	1,000.02	(972.70)	2,000.00
350 - Rental Monitoring Fee Recaptured	-	83.33	(83.33)	-	499.98	(499.98)	1,000.00
356 - Pool Key/Card	-	-	-	210.00	-	210.00	-
360 - Moving Fee	-	416.67	(416.67)	-	2,500.02	(2,500.02)	5,000.00
362 - Interest Income	.92	23.33	(22.41)	6.60	139.98	(133.38)	280.00
380 - Miscellaneous Income	-	41.67	(41.67)	75.00	250.02	(175.02)	500.00
<b>Total Assessment Revenue</b>	<b>98,037.79</b>	<b>77,688.00</b>	<b>20,349.79</b>	<b>482,320.60</b>	<b>466,128.00</b>	<b>16,192.60</b>	<b>932,256.00</b>
<b>Total Income</b>	<b>98,037.79</b>	<b>77,688.00</b>	<b>20,349.79</b>	<b>482,320.60</b>	<b>466,128.00</b>	<b>16,192.60</b>	<b>932,256.00</b>

## Operating Expense

<b>General &amp; Administrative</b>							
440 - Administrative Services	1,843.76	166.67	(1,677.09)	5,590.39	1,000.02	(4,590.37)	2,000.00
445 - Rental Monitoring Expense	-	400.00	400.00	2,739.00	2,400.00	(339.00)	4,800.00
450 - Management Contract	3,862.92	3,083.33	(779.59)	23,177.52	18,499.98	(4,677.54)	37,000.00
460 - Insurance	-	7,083.33	7,083.33	40,690.48	42,499.98	1,809.50	85,000.00
465 - Accounting & Audit	-	29.17	29.17	-	175.02	175.02	350.00
470 - Legal Expenses	1,696.00	333.33	(1,362.67)	5,061.92	1,999.98	(3,061.94)	4,000.00
480 - Master Association Expense	24,983.33	24,983.33	-	149,899.98	149,899.98	-	299,800.00
490 - Master Association Expense - Retaining Wall	14,700.00	2,450.00	(12,250.00)	14,700.00	14,700.00	-	29,400.00
<b>Total General &amp; Administrative</b>	<b>47,086.01</b>	<b>38,529.16</b>	<b>(8,556.85)</b>	<b>241,859.29</b>	<b>231,174.96</b>	<b>(10,684.33)</b>	<b>462,350.00</b>

<b>Repairs &amp; Maintenance</b>							
700 - Roof Repairs	995.00	833.33	(161.67)	1,645.00	4,999.98	3,354.98	10,000.00
705 - Elevator Contract	-	2,583.33	2,583.33	-	15,499.98	15,499.98	31,000.00
710 - Elevator Repair/Maint	2,495.00	1,000.00	(1,495.00)	36,550.27	6,000.00	(30,550.27)	12,000.00
712 - Gutter Cleaning	1,050.00	-	(1,050.00)	1,050.00	-	(1,050.00)	-
715 - Electric Maintenance	-	83.33	83.33	2,927.00	499.98	(2,427.02)	1,000.00
718 - Maintenance Consultation	225.00	-	(225.00)	4,844.56	-	(4,844.56)	-
720 - Building Repair/Maintenance	968.00	4,166.67	3,198.67	41,996.15	25,000.02	(16,996.13)	50,000.00
725 - Plumbing Repairs & Maintenance	-	208.33	208.33	1,945.00	1,249.98	(695.02)	2,500.00
730 - Janitorial	3,298.00	3,833.33	535.33	24,631.00	22,999.98	(1,631.02)	46,000.00

# The Manor at Olde Ivy Condominium Association, Inc.

## Statement of Revenues and Expenses 6/1/2022 - 6/30/2022

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Operating Expense</b>							
735 - HVAC Maintenance	1,983.65	500.00	(1,483.65)	7,120.77	3,000.00	(4,120.77)	6,000.00
740 - Sprinkler System	-	666.67	666.67	(1,159.20)	4,000.02	5,159.22	8,000.00
745 - Fire Alarm Repair/Maint	-	2,083.33	2,083.33	8,191.97	12,499.98	4,308.01	25,000.00
750 - Fire Extinguisher	-	83.33	83.33	-	499.98	499.98	1,000.00
755 - Fire Safety Inspection	339.42	1,000.00	660.58	26,303.08	6,000.00	(20,303.08)	12,000.00
760 - Gate Maint/Repair	3,298.92	1,000.00	(2,298.92)	10,952.86	6,000.00	(4,952.86)	12,000.00
765 - Pest Control	286.00	916.67	630.67	9,294.00	5,500.02	(3,793.98)	11,000.00
<b>Total Repairs &amp; Maintenance</b>	<b>14,938.99</b>	<b>18,958.32</b>	<b>4,019.33</b>	<b>176,292.46</b>	<b>113,749.92</b>	<b>(62,542.54)</b>	<b>227,500.00</b>
<b>Utilities &amp; Sanitation</b>							
400 - Electric	2,897.39	3,333.33	435.94	19,510.77	19,999.98	489.21	40,000.00
420 - Gas	399.97	833.33	433.36	5,580.57	4,999.98	(580.59)	10,000.00
430 - Waste Removal / Sanitation	-	3,333.33	3,333.33	19,888.00	19,999.98	111.98	40,000.00
435 - Telephone	338.92	1,041.67	702.75	10,300.35	6,250.02	(4,050.33)	12,500.00
475 - Property Taxes	-	29.17	29.17	-	175.02	175.02	350.00
<b>Total Utilities &amp; Sanitation</b>	<b>3,636.28</b>	<b>8,570.83</b>	<b>4,934.55</b>	<b>55,279.69</b>	<b>51,424.98</b>	<b>(3,854.71)</b>	<b>102,850.00</b>
<b>Misc.</b>							
800 - Transfer to Reserves	11,629.67	11,629.67	-	69,778.02	69,778.02	-	139,556.00
<b>Total Misc.</b>	<b>11,629.67</b>	<b>11,629.67</b>	<b>-</b>	<b>69,778.02</b>	<b>69,778.02</b>	<b>-</b>	<b>139,556.00</b>
<b>Total Expense</b>	<b>77,290.95</b>	<b>77,687.98</b>	<b>397.03</b>	<b>543,209.46</b>	<b>466,127.88</b>	<b>(77,081.58)</b>	<b>932,256.00</b>
<b>Operating Net Total</b>	<b>20,746.84</b>	<b>.02</b>	<b>20,746.82</b>	<b>(60,888.86)</b>	<b>.12</b>	<b>(60,888.98)</b>	<b>-</b>

# The Manor at Olde Ivy Condominium Association, Inc.

## Statement of Revenues and Expenses 6/1/2022 - 6/30/2022

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Reserve Income</b>							
<b>Assessment Revenue</b>							
362 - Interest Income	32.37	-	32.37	171.48	-	171.48	-
390 - Transfer from Operating	11,629.67	-	11,629.67	69,778.02	-	69,778.02	-
<b>Total Assessment Revenue</b>	<b>11,662.04</b>	<b>-</b>	<b>11,662.04</b>	<b>69,949.50</b>	<b>-</b>	<b>69,949.50</b>	<b>-</b>
<b>Total Income</b>	<b>11,662.04</b>	<b>-</b>	<b>11,662.04</b>	<b>69,949.50</b>	<b>-</b>	<b>69,949.50</b>	<b>-</b>
<b>Reserve Expense</b>							
<b>General &amp; Administrative</b>							
490 - Master Association Expense - Retaining Wall	14,700.00	-	(14,700.00)	14,700.00	-	(14,700.00)	-
<b>Total General &amp; Administrative</b>	<b>14,700.00</b>	<b>-</b>	<b>(14,700.00)</b>	<b>14,700.00</b>	<b>-</b>	<b>(14,700.00)</b>	<b>-</b>
<b>Total Expense</b>	<b>14,700.00</b>	<b>-</b>	<b>(14,700.00)</b>	<b>14,700.00</b>	<b>-</b>	<b>(14,700.00)</b>	<b>-</b>
<b>Reserve Net Total</b>	<b>(3,037.96)</b>	<b>-</b>	<b>(3,037.96)</b>	<b>55,249.50</b>	<b>-</b>	<b>55,249.50</b>	<b>-</b>
<b>Net Total</b>	<b>17,708.88</b>	<b>.02</b>	<b>17,708.86</b>	<b>(5,639.36)</b>	<b>.12</b>	<b>(5,639.48)</b>	<b>-</b>

# The Manor at Olde Ivy Condominium Association, Inc.

## Summary Statement of Revenues and Expenses For 6/30/2022

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
<b>Operating Income</b>													
<b>Assessment Revenue</b>													
301 - Regular Assessments	74,598	68,309	79,960	72,190	71,868	69,083	-	-	-	-	-	-	436,008
305 - Special Assessments	-	-	-	-	-	27,380	-	-	-	-	-	-	27,380
310 - Unit Maintenance Charges	102	309	166	4,200	2,075	137	-	-	-	-	-	-	6,990
315 - Fines Income	-	-	-	-	100	-	-	-	-	-	-	-	100
320 - Delinquent Fee	492	576	1,576	698	847	421	-	-	-	-	-	-	4,610
325 - Collection Fee Income	(1)	50	225	67	57	25	-	-	-	-	-	-	423
336 - NSF Fee Income	(30)	10	(20)	60	(50)	-	-	-	-	-	-	-	-30
337 - Clubhouse Rental Income	-	-	370	185	185	-	-	-	-	-	-	-	740
338 - Initiation Fees	-	500	2,500	799	991	991	-	-	-	-	-	-	5,780
340 - Legal Fees Recaptured	-	-	-	-	27	-	-	-	-	-	-	-	27
356 - Pool Key/Card	-	80	50	50	30	-	-	-	-	-	-	-	210
362 - Interest Income	2	1	1	1	1	1	-	-	-	-	-	-	7
380 - Miscellaneous Income	-	-	-	75	-	-	-	-	-	-	-	-	75
<b>Total Assessment Revenue</b>	<b>75,164</b>	<b>69,834</b>	<b>84,828</b>	<b>78,325</b>	<b>76,132</b>	<b>98,038</b>	-	-	-	-	-	-	<b>482,321</b>
<b>Total Income</b>	<b>75,164</b>	<b>69,834</b>	<b>84,828</b>	<b>78,325</b>	<b>76,132</b>	<b>98,038</b>	-	-	-	-	-	-	<b>482,321</b>

## Operating Expense

<b>General &amp; Administrative</b>													
440 - Administrative Services	865	1,122	502	486	771	1,844	-	-	-	-	-	-	5,590
445 - Rental Monitoring Expense	-	2,739	-	-	-	-	-	-	-	-	-	-	2,739
450 - Management Contract	3,863	3,863	3,863	3,863	3,863	3,863	-	-	-	-	-	-	23,178
460 - Insurance	-	14,651	12,498	6,771	6,771	-	-	-	-	-	-	-	40,690
470 - Legal Expenses	-	3,074	-	249	43	1,696	-	-	-	-	-	-	5,062
480 - Master Association Expense	24,983	24,983	24,983	24,983	24,983	24,983	-	-	-	-	-	-	149,900
490 - Master Association Expense - Retaining Wall	-	-	-	-	-	14,700	-	-	-	-	-	-	14,700
<b>Total General &amp; Administrative</b>	<b>29,712</b>	<b>50,432</b>	<b>41,847</b>	<b>36,352</b>	<b>36,431</b>	<b>47,086</b>	-	-	-	-	-	-	<b>241,859</b>
<b>Repairs &amp; Maintenance</b>													

# The Manor at Olde Ivy Condominium Association, Inc.

## Summary Statement of Revenues and Expenses For 6/30/2022

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
<b>Operating Expense</b>													
700 - Roof Repairs	-	-	650	-	-	995	-	-	-	-	-	-	1,645
710 - Elevator Repair/Maint	5,332	6,930	16,867	-	4,927	2,495	-	-	-	-	-	-	36,550
712 - Gutter Cleaning	-	-	-	-	-	1,050	-	-	-	-	-	-	1,050
715 - Electric Maintenance	-	-	2,927	-	-	-	-	-	-	-	-	-	2,927
718 - Maintenance Consultation	-	-	695	-	3,925	225	-	-	-	-	-	-	4,845
720 - Building Repair/Maintenance	4,498	8,433	9,252	-	18,845	968	-	-	-	-	-	-	41,996
725 - Plumbing Repairs & Maintenance	1,270	-	-	-	675	-	-	-	-	-	-	-	1,945
730 - Janitorial	6,641	3,298	3,298	-	8,096	3,298	-	-	-	-	-	-	24,631
735 - HVAC Maintenance	4,392	-	-	154	591	1,984	-	-	-	-	-	-	7,121
740 - Sprinkler System	-	-	-	-	(1,159)	-	-	-	-	-	-	-	-1,159
745 - Fire Alarm Repair/Maint	8,192	-	-	-	-	-	-	-	-	-	-	-	8,192
755 - Fire Safety Inspection	-	19,964	1,157	-	4,843	339	-	-	-	-	-	-	26,303
760 - Gate Maint/Repair	2,038	481	3,267	195	1,672	3,299	-	-	-	-	-	-	10,953
765 - Pest Control	-	572	-	-	8,436	286	-	-	-	-	-	-	9,294
<b>Total Repairs &amp; Maintenance</b>	<b>32,363</b>	<b>39,678</b>	<b>38,112</b>	<b>349</b>	<b>50,851</b>	<b>14,939</b>	-	-	-	-	-	-	<b>176,292</b>
<b>Utilities &amp; Sanitation</b>													
400 - Electric	4,456	2,426	5,978	1,093	2,661	2,897	-	-	-	-	-	-	19,511
420 - Gas	197	3,387	471	449	677	400	-	-	-	-	-	-	5,581
430 - Waste Removal / Sanitation	9,469	-	-	10,419	-	-	-	-	-	-	-	-	19,888
435 - Telephone	-	4,034	-	5,927	-	339	-	-	-	-	-	-	10,300
<b>Total Utilities &amp; Sanitation</b>	<b>14,122</b>	<b>9,847</b>	<b>6,448</b>	<b>17,889</b>	<b>3,337</b>	<b>3,636</b>	-	-	-	-	-	-	<b>55,280</b>
<b>Misc.</b>													
800 - Transfer to Reserves	11,630	11,630	11,630	11,630	11,630	11,630	-	-	-	-	-	-	69,778
<b>Total Misc.</b>	<b>11,630</b>	<b>11,630</b>	<b>11,630</b>	<b>11,630</b>	<b>11,630</b>	<b>11,630</b>	-	-	-	-	-	-	<b>69,778</b>
<b>Total Expense</b>	<b>87,827</b>	<b>111,586</b>	<b>98,036</b>	<b>66,220</b>	<b>102,250</b>	<b>77,291</b>	-	-	-	-	-	-	<b>543,209</b>
<b>Operating Net Total</b>	<b>(\$12,663)</b>	<b>(\$41,752)</b>	<b>(\$13,209)</b>	<b>\$12,106</b>	<b>(\$26,118)</b>	<b>\$20,747</b>	-	-	-	-	-	-	<b>(\$60,889)</b>

# The Manor at Olde Ivy Condominium Association, Inc.

## Summary Statement of Revenues and Expenses For 6/30/2022

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
<b>Reserve Income</b>													
<b>Assessment Revenue</b>													
362 - Interest Income	26	25	29	28	31	32	-	-	-	-	-	-	171
390 - Transfer from Operating	11,630	11,630	11,630	11,630	11,630	11,630	-	-	-	-	-	-	69,778
<b>Total Assessment Revenue</b>	<b>11,656</b>	<b>11,654</b>	<b>11,659</b>	<b>11,658</b>	<b>11,660</b>	<b>11,662</b>	-	-	-	-	-	-	<b>69,950</b>
<b>Total Income</b>	<b>11,656</b>	<b>11,654</b>	<b>11,659</b>	<b>11,658</b>	<b>11,660</b>	<b>11,662</b>	-	-	-	-	-	-	<b>69,950</b>
<b>Reserve Expense</b>													
<b>General &amp; Administrative</b>													
490 - Master Association Expense - Retaining Wall	-	-	-	-	-	14,700	-	-	-	-	-	-	14,700
<b>Total General &amp; Administrative</b>	-	-	-	-	-	<b>14,700</b>	-	-	-	-	-	-	<b>14,700</b>
<b>Total Expense</b>	-	-	-	-	-	<b>14,700</b>	-	-	-	-	-	-	<b>14,700</b>
<b>Reserve Net Total</b>	<b>\$11,656</b>	<b>\$11,654</b>	<b>\$11,659</b>	<b>\$11,658</b>	<b>\$11,660</b>	<b>(\$3,038)</b>	-	-	-	-	-	-	<b>\$55,250</b>
<b>Net Total</b>	<b>(\$1,007)</b>	<b>(\$30,097)</b>	<b>(\$1,550)</b>	<b>\$23,764</b>	<b>(\$14,458)</b>	<b>\$17,709</b>	-	-	-	-	-	-	<b>(\$5,639)</b>