

Steeplechase Community Services Association

Balance Sheet as of 9/30/2023

Assets	Operating	Replacement	Total
Assets			
Operating Cash - Alliance	\$68,945.97		\$68,945.97
Owner Receivable	\$6,083.15		\$6,083.15
Allowance for Doubtful Accts	(\$942.04)		(\$942.04)
Total Assets	\$74,087.08		\$74,087.08
Ameritrade Investment Account			
CD Alliance 3.45% 10/10/23	\$50,875.91		\$50,875.91
Deposit In Transit	(\$6,316.66)	\$6,316.66	-
Replacement Cash - Ameritrade		\$340,973.56	\$340,973.56
Unrealized Gain/(Loss) - Ameri		(\$4,115.75)	(\$4,115.75)
Total Ameritrade Investment Account	\$44,559.25	\$343,174.47	\$387,733.72
Total Assets	\$118,646.33	\$343,174.47	\$461,820.80
Liabilities / Equity			
Liabilities			
Prepaid Owner Assessments	\$13,792.85		\$13,792.85
Owner Refunds	(\$73.34)		(\$73.34)
Total Liabilities	\$13,719.51		\$13,719.51
Equity			
Net Income	\$31,076.77	\$66,932.13	\$98,008.90
Fund Balance	\$73,850.05	\$280,358.09	\$354,208.14
Unrealized Gain/(Loss) Invest		(\$4,115.75)	(\$4,115.75)
Total Equity	\$104,926.82	\$343,174.47	\$448,101.29
Total Liabilities / Equity	\$118,646.33	\$343,174.47	\$461,820.80

Steeplechase Community Services Association

Statement of Revenues and Expenses 9/1/2023 - 9/30/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
41100 - Operating Assessments	21,819.27	21,820.08	(.81)	196,373.42	196,380.72	(7.30)	261,840.96
44110 - Interest	178.99	25.00	153.99	1,144.83	225.00	919.83	300.00
47100 - Resale Certificates	125.00	100.00	25.00	1,375.00	1,200.00	175.00	1,500.00
47250 - Late Fees	20.00	83.33	(63.33)	460.00	750.01	(290.01)	1,000.00
47900 - Miscellaneous	-	-	-	2,020.15	-	2,020.15	-
Total Income	22,143.26	22,028.41	114.85	201,373.40	198,555.73	2,817.67	264,640.96
Total Income	22,143.26	22,028.41	114.85	201,373.40	198,555.73	2,817.67	264,640.96

Operating Expense

Administrative							
50400 - Social Functions	-	500.00	500.00	5,546.96	7,000.00	1,453.04	8,000.00
50410 - Welcome Committee	-	66.66	66.66	347.31	599.94	252.63	800.00
50420 - Annual Owners' Meeting	-	-	-	-	300.00	300.00	3,000.00
50430 - Contributions	-	50.00	50.00	1,430.00	1,500.00	70.00	1,500.00
50700 - Financial Instit, Charges	10.00	-	(10.00)	30.00	-	(30.00)	-
50900 - Misc. Assn. Expenses	18.00	43.00	25.00	2,237.93	387.00	(1,850.93)	516.00
50910 - Web Site Expenses	-	24.54	24.54	1,500.00	2,226.38	726.38	2,300.00
51000 - Taxes	-	25.00	25.00	72.00	100.00	28.00	100.00
52000 - Insurance	-	-	-	2,134.97	3,500.00	1,365.03	3,500.00
53800 - Stenographic	-	100.00	100.00	400.00	500.00	100.00	600.00
53850 - Collection Costs	(55.00)	83.33	138.33	(370.00)	749.97	1,119.97	1,000.00
53900 - Other Office Services	40.14	158.33	118.19	1,115.61	1,424.97	309.36	1,900.00
53910 - Newsletter Copies	-	-	-	2,308.03	2,400.00	91.97	3,600.00
54200 - Postage	28.58	133.33	104.75	412.03	1,199.97	787.94	1,600.00
54210 - Newsletter Postage	-	-	-	482.94	666.68	183.74	1,000.00
54300 - Stationery/Printing	174.00	208.33	34.33	2,286.00	1,874.97	(411.03)	2,500.00
55100 - Accountant	-	5,000.00	5,000.00	4,000.00	5,000.00	1,000.00	5,000.00
55300 - Attorney Fees	-	500.00	500.00	3,474.40	1,000.00	(2,474.40)	1,000.00
55400 - Management Fees	4,250.00	4,250.00	-	38,250.00	38,250.00	-	51,000.00
55900 - Other Professional Services	250.00	-	(250.00)	250.00	-	(250.00)	-
Total Administrative	4,715.72	11,142.52	6,426.80	65,908.18	68,679.88	2,771.70	88,916.00
Landscaping							
68200 - Lawn Maintenance	11,037.08	8,250.00	(2,787.08)	46,027.73	49,500.00	3,472.27	66,000.00
68400 - Shrub Purchase/Care	5,194.78	7,500.00	2,305.22	25,154.37	30,000.00	4,845.63	45,000.00
68410 - Landscape Improvements	-	-	-	1,275.00	5,000.00	3,725.00	5,000.00
68420 - Annual Flowers	-	-	-	2,505.10	2,500.00	(5.10)	2,500.00
68440 - Chemical Applications	2,618.49	3,500.00	881.51	11,330.46	14,000.00	2,669.54	14,000.00
68900 - Other Landscaping Svcs.	-	-	-	611.78	1,500.00	888.22	2,000.00
Total Landscaping	18,850.35	19,250.00	399.65	86,904.44	102,500.00	15,595.56	134,500.00

Steeplechase Community Services Association

Statement of Revenues and Expenses 9/1/2023 - 9/30/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
Maintenance							
73200 - Utility Repairs-Electric	-	166.66	166.66	6,856.50	1,500.02	(5,356.48)	2,000.00
74100 - Snow Removal	-	-	-	11,280.00	10,800.00	(480.00)	18,000.00
77050 - Holiday Decorations	-	-	-	(3,027.75)	-	3,027.75	6,400.00
77500 - Contingency	-	1,014.58	1,014.58	-	9,131.22	9,131.22	12,175.00
Total Maintenance	-	1,181.24	1,181.24	15,108.75	21,431.24	6,322.49	38,575.00
Utilities							
76100 - Electric	191.60	166.66	(24.94)	1,918.54	1,500.02	(418.52)	2,000.00
76300 - Water	146.36	92.85	(53.51)	456.72	557.10	100.38	650.00
Total Utilities	337.96	259.51	(78.45)	2,375.26	2,057.12	(318.14)	2,650.00
Total Expense	23,904.03	31,833.27	7,929.24	170,296.63	194,668.24	24,371.61	264,641.00
Operating Net Total	(1,760.77)	(9,804.86)	8,044.09	31,076.77	3,887.49	27,189.28	(.04)

Steeplechase Community Services Association

Statement of Revenues and Expenses 9/1/2023 - 9/30/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Replacement Income							
Income							
84110 - Replace/Repair Assess.	5,466.66	5,466.66	-	49,199.95	49,199.94	.01	65,600.00
84420 - Interest/Dividends	159.92	750.00	(590.08)	2,318.96	6,750.00	(4,431.04)	9,000.00
84440 - Gain on Investment	-	-	-	3,413.17	-	3,413.17	-
84710 - Transfer Fee	850.00	850.00	-	9,350.00	10,200.00	(850.00)	12,750.00
84760 - Comcast Commission	-	-	-	2,650.05	2,625.00	25.05	3,500.00
Total Income	6,476.58	7,066.66	(590.08)	66,932.13	68,774.94	(1,842.81)	90,850.00
Total Income	6,476.58	7,066.66	(590.08)	66,932.13	68,774.94	(1,842.81)	90,850.00
Replacement Expense							
Expenses							
85100 - Income Taxes	-	-	-	-	-	-	14,000.00
87500 - Misc. Maintenance	-	100.00	100.00	-	1,400.00	1,400.00	2,000.00
Total Expenses	-	100.00	100.00	-	1,400.00	1,400.00	16,000.00
Total Expense	-	100.00	100.00	-	1,400.00	1,400.00	16,000.00
Replacement Net Total	6,476.58	6,966.66	(490.08)	66,932.13	67,374.94	(442.81)	74,850.00
Net Total	4,715.81	(2,838.20)	7,554.01	98,008.90	71,262.43	26,746.47	74,849.96