

Steeplechase Community Services Association

Balance Sheet as of 12/31/2023

Assets	Operating	Replacement	Total
Assets			
Operating Cash - Alliance	\$52,425.03		\$52,425.03
Owner Receivable	\$844.37		\$844.37
Allowance for Doubtful Accts	(\$942.04)		(\$942.04)
Total Assets	\$52,327.36		\$52,327.36
Ameritrade Investment Account			
CD Alliance 5.13% 05/11/24	\$51,458.53		\$51,458.53
Deposit In Transit	(\$1,176.39)	\$1,176.39	-
Replacement Cash - Ameritrade		\$349,181.85	\$349,181.85
Unrealized Gain/(Loss) - Ameri		\$663.99	\$663.99
Total Ameritrade Investment Account	\$50,282.14	\$351,022.23	\$401,304.37
Total Assets	\$102,609.50	\$351,022.23	\$453,631.73
Liabilities / Equity			
Liabilities			
Prepaid Owner Assessments	\$12,412.20		\$12,412.20
Owner Refunds	(\$73.34)		(\$73.34)
Total Liabilities	\$12,338.86		\$12,338.86
Equity			
Net Income	\$16,420.59	\$70,000.15	\$86,420.74
Fund Balance	\$73,850.05	\$280,358.09	\$354,208.14
Unrealized Gain/(Loss) Invest		\$663.99	\$663.99
Total Equity	\$90,270.64	\$351,022.23	\$441,292.87
Total Liabilities / Equity	\$102,609.50	\$351,022.23	\$453,631.73

Steeplechase Community Services Association

Statement of Revenues and Expenses 12/1/2023 - 12/31/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
41100 - Operating Assessments	21,819.19	21,820.08	(.89)	261,831.15	261,840.96	(9.81)	261,840.96
44110 - Interest	221.64	25.00	196.64	1,799.67	300.00	1,499.67	300.00
47100 - Resale Certificates	125.00	100.00	25.00	1,625.00	1,500.00	125.00	1,500.00
47250 - Late Fees	120.00	83.33	36.67	680.00	1,000.00	(320.00)	1,000.00
47900 - Miscellaneous	-	-	-	2,020.15	-	2,020.15	-
Total Income	22,285.83	22,028.41	257.42	267,955.97	264,640.96	3,315.01	264,640.96
Total Income	22,285.83	22,028.41	257.42	267,955.97	264,640.96	3,315.01	264,640.96

Operating Expense

Administrative

50400 - Social Functions	961.60	1,000.00	38.40	6,989.51	8,000.00	1,010.49	8,000.00
50410 - Welcome Committee	-	66.74	66.74	347.31	800.00	452.69	800.00
50420 - Annual Owners' Meeting	-	-	-	2,867.38	3,000.00	132.62	3,000.00
50430 - Contributions	-	-	-	1,430.00	1,500.00	70.00	1,500.00
50700 - Financial Instit, Charges	30.00	-	(30.00)	80.00	-	(80.00)	-
50900 - Misc. Assn. Expenses	-	43.00	43.00	2,255.93	516.00	(1,739.93)	516.00
50910 - Web Site Expenses	-	24.54	24.54	1,500.00	2,300.00	800.00	2,300.00
51000 - Taxes	-	-	-	96.00	100.00	4.00	100.00
52000 - Insurance	676.50	-	(676.50)	6,113.47	3,500.00	(2,613.47)	3,500.00
53010 - Insurance	(676.50)	-	676.50	-	-	-	-
53800 - Stenographic	-	-	-	400.00	600.00	200.00	600.00
53850 - Collection Costs	(165.00)	83.37	248.37	(640.00)	1,000.00	1,640.00	1,000.00
53900 - Other Office Services	201.35	158.37	(42.98)	2,621.81	1,900.00	(721.81)	1,900.00
53910 - Newsletter Copies	-	600.00	600.00	3,407.19	3,600.00	192.81	3,600.00
54200 - Postage	224.80	133.37	(91.43)	1,223.79	1,600.00	376.21	1,600.00
54210 - Newsletter Postage	-	166.66	166.66	482.94	1,000.00	517.06	1,000.00
54300 - Stationery/Printing	174.00	208.37	34.37	2,808.00	2,500.00	(308.00)	2,500.00
55100 - Accountant	-	-	-	10,000.00	5,000.00	(5,000.00)	5,000.00
55300 - Attorney Fees	600.00	-	(600.00)	4,674.40	1,000.00	(3,674.40)	1,000.00
55400 - Management Fees	4,250.00	4,250.00	-	51,000.00	51,000.00	-	51,000.00
55900 - Other Professional Services	-	-	-	250.00	-	(250.00)	-
Total Administrative	6,276.75	6,734.42	457.67	97,907.73	88,916.00	(8,991.73)	88,916.00

Employee Wages/Benefits

61100 - Detention/Retention Pond Maintenance	-	-	-	4,813.96	-	(4,813.96)	-
Total Employee Wages/Benefits	-	-	-	4,813.96	-	(4,813.96)	-

Landscaping

68200 - Lawn Maintenance	-	-	-	70,319.63	66,000.00	(4,319.63)	66,000.00
68400 - Shrub Purchase/Care	-	-	-	30,720.18	45,000.00	14,279.82	45,000.00
68410 - Landscape Improvements	-	-	-	14,095.35	5,000.00	(9,095.35)	5,000.00

Steeplechase Community Services Association

Statement of Revenues and Expenses 12/1/2023 - 12/31/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
68420 - Annual Flowers	-	-	-	2,505.10	2,500.00	(5.10)	2,500.00
68440 - Chemical Applications	-	-	-	15,104.87	14,000.00	(1,104.87)	14,000.00
68900 - Other Landscaping Svcs.	-	-	-	7,017.38	2,000.00	(5,017.38)	2,000.00
Total Landscaping	-	-	-	139,762.51	134,500.00	(5,262.51)	134,500.00
Maintenance							
68010 - Snow Removal	(4,800.00)	-	4,800.00	-	-	-	-
73200 - Utility Repairs-Electric	-	166.66	166.66	7,633.50	2,000.00	(5,633.50)	2,000.00
74100 - Snow Removal	9,600.00	3,600.00	(6,000.00)	20,880.00	18,000.00	(2,880.00)	18,000.00
77050 - Holiday Decorations	1,510.45	3,200.00	1,689.55	(1,517.30)	6,400.00	7,917.30	6,400.00
77500 - Contingency	-	1,014.62	1,014.62	(21,211.17)	12,175.00	33,386.17	12,175.00
Total Maintenance	6,310.45	7,981.28	1,670.83	5,785.03	38,575.00	32,789.97	38,575.00
Utilities							
76100 - Electric	228.93	166.66	(62.27)	2,602.29	2,000.00	(602.29)	2,000.00
76300 - Water	17.50	-	(17.50)	663.86	650.00	(13.86)	650.00
Total Utilities	246.43	166.66	(79.77)	3,266.15	2,650.00	(616.15)	2,650.00
Total Expense	12,833.63	14,882.36	2,048.73	251,535.38	264,641.00	13,105.62	264,641.00
Operating Net Total	9,452.20	7,146.05	2,306.15	16,420.59	(.04)	16,420.63	(.04)

Steeplechase Community Services Association

Statement of Revenues and Expenses 12/1/2023 - 12/31/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Replacement Income							
Income							
84110 - Replace/Repair Assess.	5,466.74	5,466.74	-	65,600.01	65,600.00	.01	65,600.00
84420 - Interest/Dividends	132.36	750.00	(617.64)	4,210.59	9,000.00	(4,789.41)	9,000.00
84440 - Gain on Investment	-	-	-	3,413.17	-	3,413.17	-
84710 - Transfer Fee	850.00	850.00	-	12,750.00	12,750.00	-	12,750.00
84760 - Comcast Commission	-	-	-	3,568.38	3,500.00	68.38	3,500.00
Total Income	6,449.10	7,066.74	(617.64)	89,542.15	90,850.00	(1,307.85)	90,850.00
Total Income	6,449.10	7,066.74	(617.64)	89,542.15	90,850.00	(1,307.85)	90,850.00
Replacement Expense							
Expenses							
85100 - Income Taxes	-	14,000.00	14,000.00	-	14,000.00	14,000.00	14,000.00
87200 - Roads/Parking/Drives	-	-	-	11,217.00	-	(11,217.00)	-
87500 - Misc. Maintenance	-	200.00	200.00	8,325.00	2,000.00	(6,325.00)	2,000.00
Total Expenses	-	14,200.00	14,200.00	19,542.00	16,000.00	(3,542.00)	16,000.00
Total Expense	-	14,200.00	14,200.00	19,542.00	16,000.00	(3,542.00)	16,000.00
Replacement Net Total	6,449.10	(7,133.26)	13,582.36	70,000.15	74,850.00	(4,849.85)	74,850.00
Net Total	15,901.30	12.79	15,888.51	86,420.74	74,849.96	11,570.78	74,849.96

Steeplechase Community Services Association

Summary Statement of Revenues and Expenses For 12/31/2023

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total	
Operating Income														
Income														
41100 - Operating Assessments	21,819	21,819	21,819	21,819	21,819	21,819	21,819	21,819	21,819	21,819	21,819	21,819	21,819	261,831
44110 - Interest	29	27	33	181	169	176	172	178	179	177	257	222	1,800	
47100 - Resale Certificates	125	250	-	-	-	250	125	500	125	-	125	125	1,625	
47250 - Late Fees	100	20	100	100	20	40	40	20	20	40	60	120	680	
47900 - Miscellaneous	1,000	300	20	-	-	-	700	-	-	-	-	-	2,020	
84110 - Replace/Repair Assess.	5,467	5,467	5,467	5,467	5,467	5,467	5,467	5,467	5,467	5,467	5,467	5,467	65,600	
84420 - Interest/Dividends	524	7	6	67	254	155	876	271	160	1,366	394	132	4,211	
84440 - Gain on Investment	-	(409)	(17)	2,158	-	-	1,681	-	-	-	-	-	3,413	
84710 - Transfer Fee	850	1,700	-	-	1,700	850	2,550	850	850	850	1,700	850	12,750	
84760 - Comcast Commission	-	-	-	-	-	-	-	2,650	-	-	918	-	3,568	
Total Income	29,913	29,181	27,429	29,793	29,429	28,757	33,430	31,754	28,620	29,718	30,739	28,735	357,498	
Total Income	29,913	29,181	27,429	29,793	29,429	28,757	33,430	31,754	28,620	29,718	30,739	28,735	357,498	

Operating Expense

Administrative													
50400 - Social Functions	-	-	1,635	-	-	3,664	248	-	-	490	(9)	962	6,990
50410 - Welcome Committee	112	-	-	-	119	-	-	116	-	-	-	-	347
50420 - Annual Owners' Meeting	-	-	-	-	-	-	-	-	-	-	2,867	-	2,867
50430 - Contributions	-	-	80	-	-	1,350	-	-	-	-	-	-	1,430
50700 - Financial Instit, Charges	10	-	-	-	-	-	-	10	10	-	20	30	80
50900 - Misc. Assn. Expenses	1,669	18	18	18	141	18	-	338	18	18	-	-	2,256
50910 - Web Site Expenses	-	1,500	-	-	-	-	-	-	-	-	-	-	1,500
51000 - Taxes	24	-	-	24	-	-	24	-	-	24	-	-	96
52000 - Insurance	-	-	-	-	1,694	441	-	-	-	3,302	-	677	6,113
53010 - Insurance	-	-	-	-	-	-	-	-	-	677	-	(677)	0
53800 - Stenographic	-	100	-	-	100	-	100	100	-	-	-	-	400
53850 - Collection Costs	(189)	37	(85)	(40)	-	17	(20)	(35)	(55)	-	(105)	(165)	-640
53900 - Other Office Services	49	29	554	130	26	139	32	115	40	115	1,190	201	2,622

Steeplechase Community Services Association

Summary Statement of Revenues and Expenses For 12/31/2023

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Operating Expense													
53910 - Newsletter Copies	-	-	936	(960)	783	-	809	740	-	-	1,099	-	3,407
54200 - Postage	23	42	43	49	33	56	55	84	29	52	534	225	1,224
54210 - Newsletter Postage	-	-	138	-	99	-	100	145	-	-	-	-	483
54300 - Stationery/Printing	864	189	174	189	174	174	174	174	174	174	174	174	2,808
55100 - Accountant	-	4,000	-	-	-	-	-	-	-	-	6,000	-	10,000
55300 - Attorney Fees	-	150	-	1,570	750	-	-	1,005	-	150	450	600	4,674
55400 - Management Fees	4,250	4,250	4,250	4,250	4,250	4,250	4,250	4,250	4,250	4,250	4,250	4,250	51,000
55900 - Other Professional Services	-	-	-	-	-	-	-	-	250	-	-	-	250
Total Administrative	6,811	10,315	7,744	5,229	8,170	10,109	5,772	7,042	4,716	9,251	16,471	6,277	97,908
Employee Wages/Benefits													
61100 - Detention/Retention Pond Maintenance	-	-	-	-	-	-	-	-	-	4,814	-	-	4,814
Total Employee Wages/Benefits	-	-	-	-	-	-	-	-	-	4,814	-	-	4,814
Landscaping													
68200 - Lawn Maintenance	-	-	-	-	8,278	13,387	5,048	8,278	11,037	11,037	13,255	-	70,320
68400 - Shrub Purchase/Care	-	-	-	-	1,184	15,355	3,421	-	5,195	491	5,074	-	30,720
68410 - Landscape Improvements	-	-	-	1,275	-	-	-	-	-	-	12,820	-	14,095
68420 - Annual Flowers	-	-	-	-	-	-	2,505	-	-	-	-	-	2,505
68440 - Chemical Applications	-	-	-	-	2,273	-	6,139	300	2,618	-	3,774	-	15,105
68900 - Other Landscaping Svcs.	67	-	-	120	-	173	-	252	-	120	6,286	-	7,017
Total Landscaping	67	-	-	1,395	11,735	28,915	17,113	8,830	18,850	11,648	41,210	-	139,763
Maintenance													
68010 - Snow Removal	-	-	-	-	-	-	-	-	-	-	4,800	(4,800)	0
73200 - Utility Repairs-Electric	-	2,157	135	504	1,250	2,185	626	-	-	-	777	-	7,634
74100 - Snow Removal	3,760	3,760	3,760	-	-	-	-	-	-	-	-	9,600	20,880
77050 - Holiday Decorations	(3,028)	-	-	-	-	-	-	-	-	-	-	1,510	-1,517
77500 - Contingency	-	-	-	-	-	-	-	-	-	(21,211)	-	-	-21,211
Total Maintenance	732	5,917	3,895	504	1,250	2,185	626	-	-	(21,211)	5,577	6,310	5,785

Steeplechase Community Services Association

Summary Statement of Revenues and Expenses For 12/31/2023

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Operating Expense													
Utilities													
76100 - Electric	216	188	257	180	252	224	148	261	192	226	229	229	2,602
76300 - Water	18	17	18	18	29	18	103	91	146	133	56	18	664
Total Utilities	234	205	275	198	281	242	251	352	338	360	285	246	3,266
Expenses													
87200 - Roads/Parking/Drives	-	-	-	-	-	-	-	-	-	11,217	-	-	11,217
87500 - Misc. Maintenance	-	-	-	-	-	-	-	-	-	-	8,325	-	8,325
Total Expenses	-	-	-	-	-	-	-	-	-	11,217	8,325	-	19,542
Total Expense	7,844	16,437	11,913	7,326	21,436	41,451	23,762	16,223	23,904	16,080	71,868	12,834	271,077
Operating Net Total	\$22,069	\$12,744	\$15,515	\$22,466	\$7,993	(\$12,694)	\$9,668	\$15,531	\$4,716	\$13,639	(\$41,128)	\$15,901	\$86,421
Net Total	\$22,069	\$12,744	\$15,515	\$22,466	\$7,993	(\$12,694)	\$9,668	\$15,531	\$4,716	\$13,639	(\$41,128)	\$15,901	\$86,421