Northcrest Manor Condominium Association
Balance Sheet
As of November 30, 2022

	Nov 30, 22
ASSETS	
Current Assets	
Checking/Savings	
Checking 6125 - Chase Bank	20,554.75
Boat Fund 5180 - Chase Bank	15,849.82
Reserves/Savings 5925Chase Bank	95,226.69
Total Checking/Savings	131,631.26
Accounts Receivable	
Accounts Receivable	713.41
Total Accounts Receivable	713.41
Total Current Assets	132,344.67
TOTAL ASSETS	132,344.67
LIABILITIES & EQUITY	
Liabilities	
Long Term Liabilities	
10% Reserve Equity Fund	84,527.84
Capital Improvement Equity Fund	2,692.39
Total Long Term Liabilities	87,220.23
Total Liabilities	87,220.23
Equity	
Retained Earnings	22,818.12
Net Income	22,306.32
Total Equity	45,124.44
TOTAL LIABILITIES & EQUITY	132,344.67

Northcrest Manor Condominium Association

Profit & Loss Budget vs. Actual

January through November 2022

	MONTHLY				YEAR TO DATE			
	Nov 22	Budget	$ Over Budget	% of Budget	Jan - Nov 22	Budget	$ Over Budget	% of Budget
Ordinary Income/Expense								
Income								
Misc. Income	0.00	0.00	0.00	0.0%	1,000.00	0.00	1,000.00	100.0%
Boat Fees	0.00	0.00	0.00	0.0%	2,700.00	0.00	2,700.00	100.0%
Association Dues	0.00	0.00	0.00	0.0%	123,552.00	123,552.00	0.00	100.0%
Late Fees	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%
Interest Income	0.87	0.00	0.87	100.0%	9.02	0.00	9.02	100.0%
Total Income	0.87	0.00	0.87	100.0%	127,261.02	123,552.00	3,709.02	103.0%
Expense								
Boat Fund Fees/ Beach Maint	0.00	0.00	0.00	0.0%	3,112.27	750.00	2,362.27	414.97%
Administative Expenses								
Management Fees	0.00	0.00	0.00	0.0%	105.50	0.00	105.50	100.0%
Accounting Fees	300.00	300.00	0.00	100.0%	2,400.00	3,600.00	-1,200.00	66.67%
Audit Fees	0.00	0.00	0.00	0.0%	0.00	700.00	-700.00	0.0%
Bank Charges	25.00	0.00	25.00	100.0%	125.00	0.00	125.00	100.0%
Insurance Expense	0.00	0.00	0.00	0.0%	1,146.00	1,071.00	75.00	107.0%
Legal Expense	0.00	100.00	-100.00	0.0%	882.00	1,200.00	-318.00	73.5%
Miscellaneous	149.00	70.83	78.17	210.36%	922.19	850.00	72.19	108.49%
Postage and Delivery	45.36	12.50	32.86	362.88%	284.09	150.00	134.09	189.39%
Total Administative Expenses	519.36	483.33	36.03	107.46%	5,864.78	7,571.00	-1,706.22	77.46%
Grounds Maintenance								
Lawn/Snow Contract	0.00	5,062.50	-5,062.50	0.0%	45,562.50	60,750.00	-15,187.50	75.0%
Common Area Flowers	0.00	0.00	0.00	0.0%	104.71	250.00	-145.29	41.88%
Bulb Replacement/Light Repairs	0.00	0.00	0.00	0.0%	633.85	1,500.00	-866.15	42.26%
Fertilizing Ornamental Trees	0.00	0.00	0.00	0.0%	3,735.00	4,095.00	-360.00	91.21%
Fertilizing	820.73	0.00	820.73	100.0%	4,272.23	4,980.00	-707.77	85.79%
Landscaping Renovations	0.00	0.00	0.00	0.0%	0.00	1,953.23	-1,953.23	0.0%
Pond pump/cleaning/maintenance	0.00	0.00	0.00	0.0%	1,940.00	2,000.00	-60.00	97.0%
Road Repairs & Maintenance	1,200.00	0.00	1,200.00	100.0%	1,200.00	1,000.00	200.00	120.0%
Salting for de-cicing	0.00	0.00	0.00	0.0%	3,420.00	3,000.00	420.00	114.0%
Sprinkler Expense/Repairs	0.00	0.00	0.00	0.0%	5,993.46	2,500.00	3,493.46	239.74%
Tree Removal/Replacement	0.00	0.00	0.00	0.0%	2,250.00	2,000.00	250.00	112.5%
Total Grounds Maintenance	2,020.73	5,062.50	-3,041.77	39.92%	69,111.75	84,028.23	-14,916.48	82.25%
Utilities & Services								
Plumbing and Sewer Repairs	0.00	0.00	0.00	0.0%	253.00	0.00	253.00	100.0%
Electric Usage	323.91	291.67	32.24	111.05%	3,477.93	3,500.00	-22.07	99.37%
Garbage Removal	1,566.00	783.00	783.00	200.0%	9,115.96	9,396.00	-280.04	97.02%
Water	4,337.90	0.00	4,337.90	100.0%	6,323.64	5,000.00	1,323.64	126.47%
Total Utilities & Services	6,227.81	1,074.67	5,153.14	579.51%	19,170.53	17,896.00	1,274.53	107.12%
Total Expense	8,767.90	6,620.50	2,147.40	132.44%	97,259.33	110,245.23	-12,985.90	88.22%
Net Ordinary Income	-8,767.03	-6,620.50	-2,146.53	132.42%	30,001.69	13,306.77	16,694.92	225.46%
Other Income/Expense								
Other Expense								

Northcrest Manor Condominium Association

Profit & Loss Budget vs. Actual

January through November 2022

	MONTHLY				YEAR TO DATE			
	Nov 22	Budget	$ Over Budget	% of Budget	Jan - Nov 22	Budget	$ Over Budget	% of Budget
Reserves - Electrical Project	0.00	0.00	0.00	0.0%	1,086.72	0.00	1,086.72	100.0%
2021 Expenses	0.00	0.00	0.00	0.0%	6,608.65	0.00	6,608.65	100.0%
10% Reserve Fund	0.00	0.00	0.00	0.0%	0.00	12,355.20	-12,355.20	0.0%
Total Other Expense	0.00	0.00	0.00	0.0%	7,695.37	12,355.20	-4,659.83	62.28%
Net Other Income	0.00	0.00	0.00	0.0%	-7,695.37	-12,355.20	4,659.83	62.28%
	-8,767.03	-6,620.50	-2,146.53	132.42%	22,306.32	951.57	21,354.75	2,344.16%