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530 Oella Homeowners Association
BALANCE SHEET
02/28/2011

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410-997-7767
9198 Red Branch Road
Ellicott City MD 21043

American Community Management
9198 Red Branch Road
Columbia, MD 21045

Acct#	Account	Amount
	Assets	
1010	Operating- Operating Account - Smartstreet/RBC	25,042.82
1210	Operating Money Market	7,807.12
	Total Operating Fund	<u>32,849.94</u>
1310	Reserve- Reserve MM	52,485.12
	Total Reserve Fund	<u>52,485.12</u>
	Total Assets	85,335.06
	Liabilities & Equity	
	Equity	
2710	Association Equity	13,209.43
2720	Reserve Fund	51,215.30
	YTD Reserve Equity	1,269.82
	Net Income	19,640.51
	Total Equity	<u>85,335.06</u>
	Total Liab & Equity	85,335.06

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530 Oella Homeowners Association
BUDGET COMPARISON-INCOME STATEMENT
02/28/2011

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Management
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Acct #	OPERATING	MTD Actual	MTD BUDGET	\$ VAR	YTD ACTUAL	YTD BUDGET	\$ VAR	ANNUAL
3110	Assessment Income	2,027.90	0	2,027.90	11,525.15	54,515	(42,989.85)	54,515
3142	Parking Fees	1,191.27	0	1,191.27	16,018.24	19,211	(3,192.76)	19,211
3198	Interest Income	1.50	0	1.50	3.16	0	3.16	0
3199	Other Income	0.00	0	0.00	0.00	0	0.00	200
	TOTAL INCOME	3,220.67	0	3,220.67	27,546.55	73,726	(46,179.45)	73,926
	EXPENSES							
	ADMINISTRATIVE							
4502 00	Management Fee Mgmt Fee	775.00	1,005	230.00	1,550.00	2,010	460.00	12,060
4504	Audit/Accounting	0.00	0	0.00	0.00	0	0.00	1,250
4512	Insurance Expense	0.00	0	0.00	0.00	0	0.00	2,000
4520	Legal-Collection	910.00	125	(785.00)	925.00	250	(675.00)	1,500
4521	Legal-General Matters	0.00	250	250.00	0.00	500	500.00	3,000
4534	Meeting Cost	0.00	0	0.00	0.00	0	0.00	300
4560 00	Office Exp- Misc Admin/Expense	27.65	83	55.35	109.00	166	57.00	1,000
4560 02	Office Exp- Postage	16.61	42	25.39	116.70	84	(32.70)	500
4560 04	Office Exp- Coupon Book/Statemen	0.00	0	0.00	161.00	400	239.00	400
4560 12	Office Exp- Web Site Admin	0.00	0	0.00	0.00	0	0.00	500
4582	Bank Charges	0.00	0	0.00	0.00	0	0.00	200
	TOTAL ADMIN EXP	1,729.26	1,505	(224.26)	2,861.70	3,410	548.30	22,710
	UTILITIES							
4609	Private Area Lighting	146.09	167	20.91	290.74	334	43.26	2,000
	TOTAL UTILITY EXP	146.09	167	20.91	290.74	334	43.26	2,000
	OPERATING							
4702 02	Grounds- Grounds Maintenance	0.00	1,833	1,833.00	0.00	3,666	3,666.00	22,000
4702 10	Grounds- Tree Maint/Shrub Ser	0.00	0	0.00	0.00	0	0.00	5,000
4702 23	Grounds- Mutt Mitts	0.00	0	0.00	90.62	0	(90.62)	700
4730	Snow Removal Exp.	2,457.50	4,000	1,542.50	3,472.50	7,000	3,527.50	10,000
4770 02	Site Maint- Building Maint. Rep	0.00	0	0.00	(37.52)	0	37.52	0
	TOTAL OPERATING	2,457.50	5,833	3,375.50	3,525.60	10,666	7,140.40	37,700
	RESERVE TRSFS							
4920 25	Reserve Transfer Parking Reserve	614.00	614	0.00	1,228.00	1,228	0.00	7,373
	TOTAL RESERVE TRSF	614.00	614	0.00	1,228.00	1,228	0.00	7,373
	TOTAL EXPENSE	4,946.85	8,119	3,172.15	7,906.04	15,638	7,731.96	69,783
	NET INCOME	(1,726.18)	(8,119)	6,392.82	19,640.51	58,088	(38,447.49)	4,143