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530 Oella Homeowners Association  
BALANCE SHEET  
09/30/2010

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9198 Red Branch Road  
Ellicott City MD 21043

American Community  
Management  
9198 Red Branch Road  
Columbia, MD 21045

Acct#	Account	Amount
	Assets	
	Operating-	
1010	Operating Account - Smartstreet/RBC	6,720.91
1210	Operating Money Market	7,799.04
	Total Operating Fund	<u>14,519.95</u>
	Reserve-	
1310	Reserve MM	49,481.73
	Total Reserve Fund	<u>49,481.73</u>
	Total Assets	64,001.68
	Liabilities & Equity	
	Equity	
2710	Association Equity	22,379.00
2720	Reserve Fund	44,369.28
	YTD Reserve Equity	5,120.50
	Net Income	(7,867.10)
	Total Equity	<u>64,001.68</u>
	Total Liab & Equity	64,001.68

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530 Oella Homeowners Association  
BUDGET COMPARISON-INCOME STATEMENT  
09/30/2010

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Acct #	OPERATING	MTD Actual	MTD BUDGET	\$ VAR	YTD ACTUAL	YTD BUDGET	\$ VAR	ANNUAL
3110	Assessment Income	2,865.06	0	2,865.06	38,642.37	37,170	1,472.37	49,560
3115	Collection Income	0.00	0	0.00	21.00	0	21.00	0
3142	Parking Fees	1,274.70	0	1,274.70	13,522.24	13,008	514.24	17,345
3157	Fine Income	0.00	0	0.00	285.00	0	285.00	0
3198	Interest Income	0.00	125	(125.00)	12.01	1,125	(1,112.99)	1,500
3199	Other Income	0.00	17	(17.00)	248.42	153	95.42	200
	TOTAL INCOME	4,139.76	142	3,997.76	52,731.04	51,456	1,275.04	68,605
EXPENSES								
ADMINISTRATIVE								
4502 00	Management Fee Mgmt Fee	1,624.69	1,638	13.31	14,622.21	14,742	119.79	19,655
4504	Audit/Accounting	0.00	0	0.00	1,250.00	500	(750.00)	500
4508	Taxes/Misc Fees	0.00	0	0.00	0.00	500	500.00	500
4512	Insurance Expense	0.00	0	0.00	0.00	0	0.00	1,980
4520	Legal-Collection	20.00	333	313.00	1,084.00	2,997	1,913.00	4,000
4521	Legal-General Matters	575.00	0	(575.00)	4,962.00	0	(4,962.00)	0
4532	Engineer & Consultant	500.00	0	(500.00)	500.00	0	(500.00)	0
4534	Meeting Cost	264.00	0	(264.00)	264.00	300	36.00	300
4560 00	Office Exp- Misc Admin/Expense	97.26	250	152.74	757.50	2,250	1,492.50	3,000
4560 02	Office Exp- Postage	61.20	21	(40.20)	452.08	189	(263.08)	250
4560 04	Office Exp- Coupon Book/Statemen	0.00	0	0.00	703.00	0	(703.00)	0
4560 12	Office Exp- Web Site Admin	0.00	83	83.00	424.40	747	322.60	1,000
4582	Bank Charges	0.00	25	25.00	24.89	225	200.11	300
	TOTAL ADMIN EXP	3,142.15	2,350	(792.15)	25,044.08	22,450	(2,594.08)	31,485
UTILITIES								
4609	Private Area Lighting	142.81	167	24.19	1,299.23	1,503	203.77	2,000
	TOTAL UTILITY EXP	142.81	167	24.19	1,299.23	1,503	203.77	2,000
OPERATING								
4702 02	Grounds- Grounds Maintenance	2,010.00	2,000	(10.00)	15,748.11	18,000	2,251.89	24,000
4702 10	Grounds- Tree Maint/Shrub Ser	0.00	0	0.00	180.00	5,000	4,820.00	7,500
4702 23	Grounds- Mutt Mitts	0.00	58	58.00	361.72	522	160.28	700
4730	Snow Removal Exp.	0.00	0	0.00	12,940.00	5,000	(7,940.00)	7,500
	TOTAL OPERATING	2,010.00	2,058	48.00	29,229.83	28,522	(707.83)	39,700
RESERVE TRSFS								
4920 00	Reserve Transfer Budget Rsv Trsf	559.00	559	0.00	5,025.00	5,031	6.00	6,702
	TOTAL RESERVE TRSF	559.00	559	0.00	5,025.00	5,031	6.00	6,702
	TOTAL EXPENSE	5,853.96	5,134	(719.96)	60,598.14	57,506	(3,092.14)	79,887
	NET INCOME	(1,714.20)	(4,992)	3,277.80	(7,867.10)	(6,050)	(1,817.10)	(11,282)