

VOF Treasurer's Report

August 2023

Operating Cash	2,743,566
<u>Reserve Cash</u>	<u>1,646,563</u>

Bank Balances

Alliance (Operating Cash)	1,192,293
PNC Account #1	764
PNC Account #2	70,163
Merrill Lynch (Reserve)	1,567,194
WSFS (Reserve)	79,368

August Expenses

Building Repairs	9,596
Elevator Maintenance	669
General Maintenance	25,060
Pool/Pond Maintenance	1,625
Utilities	9,128
Insurance/Administration	5,371
Professional Services	67,839

C/O FirstService Residential
400 Campus Dr
Collegeville PA 19426

ACCT #	DESCRIPTION	CURRENT MO. ACTUAL	CURRENT MO. BUDGET	MONTH DIFFERENCE	YEAR TO DATE ACTUAL	YEAR TO DATE BUDGET	YEAR TO DATE DIFFERENCE	ANNUAL BUDGET
	OPERATING INCOME							
60200	ASSOCIATION FEES	48,315	49,229	(914)	386,522	393,832	(7,310)	590,747
63200	UTILITY INCOME WATER/SEWER	0	0	0	63,422	0	63,422	0
64075	CCS COLLECTIONS	0	0	0	654	0	654	0
64100	LEGAL INCOME	(43)	0	(43)	417	0	417	0
64300	NSF CHARGES	0	0	0	116	0	116	0
65000	OTHER INCOME	0	0	0	12,381	0	12,381	0
65030	DOCK/RACK RENTALS	0	0	0	(5,948)	0	(5,948)	0
65302	CLUBHOUSE FEE	0	0	0	121	0	121	0
65450	ADMINISTRATION INCOME	1,300	0	1,300	(800)	0	(800)	0
68000	INTEREST INCOME	5,247	0	5,247	8,362	0	8,362	0
68500	SPECIAL ASSESSMENT	0	0	0	104,999	0	104,999	0
69000	CAPITAL CONTRIBUTION	0	0	0	7,070	0	7,070	0
	GROSS OPERATING INCOME	54,820	49,229	5,591	577,317	393,832	183,485	590,747
	OPERATING EXPENSES							
	BUILDING MAINTENANCE							
71060	BUILDING REPAIRS	9,596	5,783	(3,813)	95,350	46,264	(49,086)	69,400
71650	ELEVATOR MAINTENANCE	660	667	7	8,727	5,336	(3,391)	8,000
	TOTAL BUILDING MAINTENANCE	10,256	6,450	(3,806)	104,077	51,600	(52,477)	77,400
	GENERAL MAINTENANCE & REPAIR							
72115	CONTINGENCY EXPENSE	13,376	869	(12,507)	19,226	6,952	(12,274)	10,432
72400	CLEANING JANITORIAL	5,074	2,580	(2,494)	17,802	20,640	2,838	30,960
72401	CLEANING-BUILDING	0	429	429	6,136	3,432	(2,704)	5,150
73230	FIRE SPRINKLERS	1,945	364	(1,581)	20,526	2,912	(17,614)	4,370
73254	ALARM SERVICE & MONITORING	4,666	167	(4,499)	8,516	1,336	(7,180)	2,000
	TOTAL GENERAL MAINTENANCE	25,060	4,409	(20,651)	72,205	35,272	(36,933)	52,912
	GROUNDS MAINTENANCE							
74150	GROUNDS MAINTENANCE	0	2,736	2,736	24,265	21,888	(2,377)	32,835
74260	IRRIGATION SYSTEMS	400	400	0	2,760	2,000	(760)	2,000
74275	PEST CONTROL	0	150	150	2,200	1,400	(800)	2,000
74301	SNOW REMOVAL	0	0	0	1,640	18,750	17,110	25,000
74358	FLOWER & PLANTS	0	250	250	0	2,000	2,000	3,000
	TOTAL GROUNDS MAINTENANCE	400	3,536	3,136	30,865	46,038	15,173	64,835
	RECREATION							
75357	POOL SUPPLIES & MAINTENANC	625	2,160	1,535	990	11,280	10,290	12,000
75460	POND MAINTENANCE	1,000	183	(817)	3,925	1,464	(2,461)	2,200
	TOTAL RECREATION	1,625	2,343	718	4,915	12,744	7,829	14,200
	UTILITIES							
76200	ELECTRIC	2,518	3,750	1,232	19,686	30,000	10,314	45,000
76400	WATER EXPENSE	(498)	50	548	0	400	400	600
76507	STORM WATER CHARGE	6,046	500	(5,546)	54,712	4,000	(50,712)	6,000
76540	TELEPHONE	1,062	1,833	771	10,067	14,664	4,597	22,000
	TOTAL UTILITIES	9,129	6,133	(2,996)	84,466	49,064	(35,402)	73,600
	TAXES & INSURANCE							
77510	INSURANCE DEDUCTIBLE	0	0	0	10,000	0	(10,000)	0
77516	INSURANCE	5,136	5,250	114	41,090	42,000	910	63,000
	TOTAL TAXES & INSURANCE	5,136	5,250	114	51,090	42,000	(9,090)	63,000
	ADMINISTRATIVE & OTHER EXPENSES							
78101	OFFICE EXPENSE	215	417	202	6,155	3,336	(2,819)	5,000
78400	BANK FEES	20	0	(20)	276	0	(276)	0
79433	SOCIAL EVENT	0	0	0	0	500	500	1,000
	TOTAL ADMINISTRATIVE & OTH	235	417	182	6,431	3,836	(2,595)	6,000

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2659 VILLAGE OF FOUNTAINVIEW
PROFIT & LOSS VARIANCE
08/31/2023

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ACCT #	DESCRIPTION	CURRENT MO. ACTUAL	CURRENT MO. BUDGET	MONTH DIFFERENCE	YEAR TO DATE ACTUAL	YEAR TO DATE BUDGET	YEAR TO DATE DIFFERENCE	ANNUAL BUDGET
	PROFESSIONAL SERVICES							
81100	MANAGEMENT FEES	4,995	5,150	155	39,706	41,200	1,494	61,800
81200	LEGAL GENERAL	170	417	247	1,380	3,336	1,956	5,000
81210	LEGAL- LITIGATION EXPENSE	10,499	1,667	(8,832)	62,038	13,336	(48,702)	20,000
81401	AUDIT FEES	333	333	0	9,198	2,664	(6,534)	4,000
81600	PROFESSIONAL FEES	<u>0</u>	<u>333</u>	<u>333</u>	<u>84</u>	<u>2,664</u>	<u>2,580</u>	<u>4,000</u>
	TOTAL PROFESSIONAL SERVICE	15,997	7,900	(8,097)	112,406	63,200	(49,206)	94,800
	TOTAL OPERATING EXPENSES	67,839	36,438	(31,401)	466,454	303,754	(162,700)	446,747
	NET OPERATING INCOME	(13,019)	12,791	(25,810)	110,863	90,078	20,785	144,000
	RESERVE EXPENSE							
88001	RESERVES RESERVE FUNDING	12,000	12,000	0	96,000	96,000	0	144,000
	TOTAL RESERVE EXPENSE	<u>12,000</u>	<u>12,000</u>	<u>0</u>	<u>96,000</u>	<u>96,000</u>	<u>0</u>	<u>144,000</u>
	NET INCOME / (LOSS)	<u>(25,019)</u>	<u>791</u>	<u>(25,810)</u>	<u>14,863</u>	<u>(5,922)</u>	<u>20,785</u>	<u>0</u>