



Financial Report Package

January 2024

Prepared for

**OXFORD/CAMBRIDGE HOMEOWNERS
ASSOCIATION, INC**

Superior Association Management, LLC



Balance Sheet - Operating
OXFORD/CAMBRIDGE HOMEOWNERS ASSOCIATION, INC
End Date: 01/31/2024

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Assets

Assets		
10-1000-00 Operating - SouthState	\$173,762.69	
10-1020-00 Reserve - SouthState	163,886.14	
Total Assets:		<u>\$337,648.83</u>
Accounts Receivable		
12-1270-00 Accounts Receivable	52,789.00	
Total Accounts Receivable:		<u>\$52,789.00</u>
Total Assets:		<u><u>\$390,437.83</u></u>

Liabilities & Equity

Liabilities		
20-2070-00 Prepaid Dues	12,064.00	
Total Liabilities:		<u>\$12,064.00</u>
Earnings		
29-2900-00 Retained Earnings	251,069.85	
Total Earnings:		<u>\$251,069.85</u>
Net Income Gain / Loss	127,303.98	
		<u>\$127,303.98</u>
Total Liabilities & Equity:		<u><u>\$390,437.83</u></u>



Income Statement Summary - Operating
OXFORD/CAMBRIDGE HOMEOWNERS ASSOCIATION, INC
 Fiscal Period: January 2024

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Account	January	February	March	April	May	June	July	August	September	October	November	December	Total
OPERATING INCOME													
Income	\$141,750.00	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$141,750.00
Assessment	(130.00)	-	-	-	-	-	-	-	-	-	-	-	(130.00)
3100-00 Late Fee Income	150.00	-	-	-	-	-	-	-	-	-	-	-	150.00
3140-00 Clubhouse Rental	370.85	-	-	-	-	-	-	-	-	-	-	-	370.85
3310-00 Interest Income	142,140.85	-	-	-	-	-	-	-	-	-	-	-	142,140.85
Total Income	142,140.85	-	-	-	-	-	-	-	-	-	-	-	142,140.85
OPERATING EXPENSE													
Contract													
5010-00 Del Fee Split	165.00	-	-	-	-	-	-	-	-	-	-	-	165.00
5100-00 Admin Services	237.00	-	-	-	-	-	-	-	-	-	-	-	237.00
5110-00 Admin Supplies	545.84	-	-	-	-	-	-	-	-	-	-	-	545.84
5170-00 Postage	253.44	-	-	-	-	-	-	-	-	-	-	-	253.44
5200-00 Website	32.17	-	-	-	-	-	-	-	-	-	-	-	32.17
Total Contract	1,233.45	-	-	-	-	-	-	-	-	-	-	-	1,233.45
Landscape													
5300-00 Landscape Contract	2,514.50	-	-	-	-	-	-	-	-	-	-	-	2,514.50
5310-00 Ground Maintenance	1,010.57	-	-	-	-	-	-	-	-	-	-	-	1,010.57
Total Landscape	3,525.07	-	-	-	-	-	-	-	-	-	-	-	3,525.07
Building/Maintenance													
5400-00 Bldg Maintenance	700.00	-	-	-	-	-	-	-	-	-	-	-	700.00
5420-00 Exterminating	80.00	-	-	-	-	-	-	-	-	-	-	-	80.00
Total	780.00	-	-	-	-	-	-	-	-	-	-	-	780.00
Building/Maintenance													
Pool													
5600-00 Pool Mgmt Contract	2,008.71	-	-	-	-	-	-	-	-	-	-	-	2,008.71
5635-00 Pool Key Fob	75.08	-	-	-	-	-	-	-	-	-	-	-	75.08
Total Pool	2,083.79	-	-	-	-	-	-	-	-	-	-	-	2,083.79
Utilities													
6000-00 Electric 220 Utilities	797.19	-	-	-	-	-	-	-	-	-	-	-	797.19
6010-00 Gas 220 Utilities	81.46	-	-	-	-	-	-	-	-	-	-	-	81.46
6020-00 Phone/Internet 220	405.38	-	-	-	-	-	-	-	-	-	-	-	405.38
Utilities	4,028.03	-	-	-	-	-	-	-	-	-	-	-	4,028.03
6040-00 Water	5,312.06	-	-	-	-	-	-	-	-	-	-	-	5,312.06
Total Utilities	5,312.06	-	-	-	-	-	-	-	-	-	-	-	5,312.06
Administrative													
6200-00 Management Fees	1,822.50	-	-	-	-	-	-	-	-	-	-	-	1,822.50
6240-00 Legal Fees 230 Prof	80.00	-	-	-	-	-	-	-	-	-	-	-	80.00
Fees	1,902.50	-	-	-	-	-	-	-	-	-	-	-	1,902.50
Total Administrative	1,902.50	-	-	-	-	-	-	-	-	-	-	-	1,902.50
Total OPERATING EXPENSE	14,836.87	-	-	-	-	-	-	-	-	-	-	-	14,836.87



Income Statement Summary - Operating

OXFORD/CAMBRIDGE HOMEOWNERS ASSOCIATION, INC

Fiscal Period: January 2024

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Account	January	February	March	April	May	June	July	August	September	October	November	December	Total
Net Income	\$127,303.98	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$127,303.98



Income Statement - Operating
OXFORD/CAMBRIDGE HOMEOWNERS ASSOCIATION, INC

01/31/2024

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Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Percent	Actual	Budget	
OPERATING INCOME							
Income							
3010-00 Homeowner Assessment	\$141,750.00	\$141,750.00	\$-	0.00 %	\$141,750.00	\$141,750.00	\$-
3100-00 Late Fee Income	(130.00)	-	(130.00)	0.00 %	(130.00)	-	(130.00)
3140-00 Clubhouse Rental	150.00	166.67	(16.67)	(10.00)%	150.00	166.67	(16.67)
3310-00 Interest Income	370.85	-	370.85	0.00 %	370.85	-	370.85
Total Income	\$142,140.85	\$141,916.67	\$224.18	0.16%	\$142,140.85	\$141,916.67	\$224.18
Total OPERATING INCOME	\$142,140.85	\$141,916.67	\$224.18	0.16%	\$142,140.85	\$141,916.67	\$224.18
OPERATING EXPENSE							
Contract							
5010-00 Del Fee Split	165.00	-	(165.00)	0.00 %	165.00	-	(165.00)
5100-00 Admin Services	237.00	100.00	(137.00)	(137.00)%	237.00	100.00	(137.00)
5110-00 Admin Supplies	545.84	166.67	(379.17)	(227.50)%	545.84	166.67	(379.17)
5170-00 Postage	253.44	133.33	(120.11)	(90.08)%	253.44	133.33	(120.11)
5180-00 Social Expense	-	625.00	625.00	100.00 %	-	625.00	625.00
5190-00 Violation Letters	-	500.00	500.00	100.00 %	-	500.00	500.00
5200-00 Website	32.17	33.33	1.16	3.48 %	32.17	33.33	1.16
Total Contract	\$1,233.45	\$1,558.33	\$324.88	20.85%	\$1,233.45	\$1,558.33	\$324.88
Landscape							
5300-00 Landscape Contract	2,514.50	2,514.50	-	0.00 %	2,514.50	2,514.50	-
5305-00 Landscape Committee	-	250.00	250.00	100.00 %	-	250.00	250.00
5310-00 Ground Maintenance	1,010.57	1,250.00	239.43	19.15 %	1,010.57	1,250.00	239.43
5330-00 Irrigation Maintenance	-	250.00	250.00	100.00 %	-	250.00	250.00
5360-00 Security Services	-	83.33	83.33	100.00 %	-	83.33	83.33
5370-00 Sign Maintenance	-	125.00	125.00	100.00 %	-	125.00	125.00
Total Landscape	\$3,525.07	\$4,472.83	\$947.76	21.19%	\$3,525.07	\$4,472.83	\$947.76
Building/Maintenance							
5400-00 Bldg Maintenance	700.00	83.33	(616.67)	(740.03)%	700.00	83.33	(616.67)
5420-00 Exterminating	80.00	166.67	86.67	52.00 %	80.00	166.67	86.67
5460-00 Plumbing Maintenance	-	83.33	83.33	100.00 %	-	83.33	83.33
Total Building/Maintenance	\$780.00	\$333.33	(\$446.67)	(134.00)%	\$780.00	\$333.33	(\$446.67)
Pool							
5600-00 Pool Mgmt Contract	2,008.71	3,300.00	1,291.29	39.13 %	2,008.71	3,300.00	1,291.29
5610-00 Pool Maintenance	-	416.67	416.67	100.00 %	-	416.67	416.67
5630-00 Pool Equipment	-	166.67	166.67	100.00 %	-	166.67	166.67
5635-00 Pool Key Fob	75.08	66.67	(8.41)	(12.61)%	75.08	66.67	(8.41)
Total Pool	\$2,083.79	\$3,950.01	\$1,866.22	47.25%	\$2,083.79	\$3,950.01	\$1,866.22
Total	\$283,500.00	\$285,500.00	\$2,000.00	0.70%	\$283,500.00	\$285,500.00	\$2,000.00



Income Statement - Operating
OXFORD/CAMBRIDGE HOMEOWNERS ASSOCIATION, INC

01/31/2024

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Description	Current Period			Year-to-date			Annual Budget	
	Actual	Budget	Variance	Percent	Actual	Budget		Variance
Recreational								
5700-00 Clubhouse Expense	\$-	\$291.67	\$291.67	100.00 %	\$-	\$291.67	\$291.67	100.00 %
5710-00 Clubhouse Cleaning	-	583.33	583.33	100.00 %	-	583.33	583.33	100.00 %
5900-00 Recreation Maintenance	-	41.67	41.67	100.00 %	-	41.67	41.67	100.00 %
Total Recreational	\$-	\$916.67	\$916.67	100.00%	\$-	\$916.67	\$916.67	100.00 %
Utilities								
6000-00 Electric 220 Utilities	797.19	791.67	(5.52)	(0.70)%	797.19	791.67	(5.52)	(0.70)%
6010-00 Gas 220 Utilities	81.46	50.00	(31.46)	(62.92)%	81.46	50.00	(31.46)	(62.92)%
6020-00 Phone/Internet 220 Utilities	405.38	291.67	(113.71)	(38.99)%	405.38	291.67	(113.71)	(38.99)%
6040-00 Water	4,028.03	1,000.00	(3,028.03)	(302.80)%	4,028.03	1,000.00	(3,028.03)	(302.80)%
Total Utilities	\$5,312.06	\$2,133.34	(\$3,178.72)	(149.00)%	\$5,312.06	\$2,133.34	(\$3,178.72)	(149.00)%
Administrative								
6200-00 Management Fees	1,822.50	2,025.00	202.50	10.00 %	1,822.50	2,025.00	202.50	10.00 %
6220-00 CPA Fees 230 Prof Fees	-	-	-	0.00 %	-	-	-	0.00 %
6230-00 Insurance - Corp 230 Prof Fees	-	-	-	0.00 %	-	-	-	0.00 %
6240-00 Legal Fees 230 Prof Fees	80.00	416.67	336.67	80.80 %	80.00	416.67	336.67	80.80 %
Total Administrative	\$1,902.50	\$2,441.67	\$539.17	22.08%	\$1,902.50	\$2,441.67	\$539.17	22.08 %
Total OPERATING EXPENSE	\$14,836.87	\$15,806.18	\$969.31	6.13%	\$14,836.87	\$15,806.18	\$969.31	6.13 %
Net Income:	\$127,303.98	\$126,110.49	\$1,193.49	0.95%	\$127,303.98	\$126,110.49	\$1,193.49	0.95 %