



Financial Report Package

April 2024

Prepared for

**OXFORD/CAMBRIDGE HOMEOWNERS
ASSOCIATION, INC**

Superior Association Management, LLC



Balance Sheet - Operating
OXFORD/CAMBRIDGE HOMEOWNERS ASSOCIATION, INC
End Date: 04/30/2024

Date: 5/3/2024
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Assets

Assets		
10-1000-00 Operating - SouthState	\$84,284.35	
10-1020-00 Reserve - SouthState	226,125.94	
Total Assets:		<u>\$310,410.29</u>
Accounts Receivable		
12-1270-00 Accounts Receivable	31,613.00	
Total Accounts Receivable:		<u>\$31,613.00</u>
Total Assets:		<u><u>\$342,023.29</u></u>

Liabilities & Equity

Liabilities		
20-2070-00 Prepaid Dues	21,265.00	
Total Liabilities:		<u>\$21,265.00</u>
Earnings		
29-2900-00 Retained Earnings	251,069.85	
Total Earnings:		<u>\$251,069.85</u>
Net Income Gain / Loss	69,688.44	
		<u>\$69,688.44</u>
Total Liabilities & Equity:		<u><u>\$342,023.29</u></u>



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

Date: 5/3/2024
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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													
3090-00 Fine Income	-	-	3,075.00	-	-	-	-	-	-	-	-	-	3,075.00
3100-00 Late Fee Income	(130.00)	1,020.00	460.00	120.00	-	-	-	-	-	-	-	-	1,470.00
3140-00 Clubhouse Rental	150.00	500.00	-	250.00	-	-	-	-	-	-	-	-	900.00
3310-00 Interest Income	370.85	624.79	767.94	850.10	-	-	-	-	-	-	-	-	2,613.68
Total Income	142,140.85	2,144.79	4,302.94	1,220.10	-	-	-	-	-	-	-	-	149,808.68
Total OPERATING INCOME	142,140.85	2,144.79	4,302.94	1,220.10	-	-	-	-	-	-	-	-	149,808.68
OPERATING EXPENSE													
Contract													
5010-00 Del Fee Split	165.00	292.50	420.00	285.00	-	-	-	-	-	-	-	-	1,162.50
5030-00 Collection Fee	-	-	-	373.50	-	-	-	-	-	-	-	-	373.50
Service													
5040-00 Fine Collect Expense	-	-	-	82.50	-	-	-	-	-	-	-	-	82.50
5100-00 Admin Services	237.00	159.03	142.00	192.76	-	-	-	-	-	-	-	-	730.79
5110-00 Admin Supplies	545.84	40.80	68.24	27.04	-	-	-	-	-	-	-	-	681.92
5150-00 Meeting Expense	-	125.00	-	-	-	-	-	-	-	-	-	-	125.00
5170-00 Postage	253.44	6.80	68.68	29.24	-	-	-	-	-	-	-	-	358.16
5190-00 Violation Letters	-	72.00	328.00	144.00	-	-	-	-	-	-	-	-	544.00
5200-00 Website	32.17	32.17	32.17	32.17	-	-	-	-	-	-	-	-	128.68
Total Contract	1,233.45	728.30	1,059.09	1,166.21	-	-	-	-	-	-	-	-	4,187.05
Landscape													
5300-00 Landscape Contract	2,514.50	2,514.50	2,514.50	2,514.50	-	-	-	-	-	-	-	-	10,058.00
5310-00 Ground Maintenance	1,010.57	-	8,818.57	6,918.88	-	-	-	-	-	-	-	-	16,748.02
5360-00 Security Services	-	-	29.99	29.99	-	-	-	-	-	-	-	-	59.98
5370-00 Sign Maintenance	-	-	-	573.79	-	-	-	-	-	-	-	-	573.79
Total Landscape	3,525.07	2,514.50	11,363.06	10,037.16	-	-	-	-	-	-	-	-	27,439.79
Building/Maintenance													
5400-00 Bldg Maintenance	700.00	-	-	-	-	-	-	-	-	-	-	-	700.00
5420-00 Exterminating	80.00	-	80.00	80.00	-	-	-	-	-	-	-	-	240.00
Total Building/Maintenance	780.00	-	80.00	80.00	-	-	-	-	-	-	-	-	940.00
Pool													
5600-00 Pool Mgmt Contract	2,008.71	4,017.42	4,017.42	8,034.84	-	-	-	-	-	-	-	-	18,078.39
5610-00 Pool Maintenance	-	360.00	-	6,022.30	-	-	-	-	-	-	-	-	6,382.30
5630-00 Pool Equipment	-	-	418.85	-	-	-	-	-	-	-	-	-	418.85
5635-00 Pool Key Fob	75.08	75.08	75.08	75.08	-	-	-	-	-	-	-	-	300.32
Total Pool	2,083.79	4,452.50	4,511.35	14,132.22	-	-	-	-	-	-	-	-	25,179.86
Recreational													
5710-00 Clubhouse Cleaning	-	-	50.00	200.00	-	-	-	-	-	-	-	-	250.00
Total Recreational	-	-	50.00	200.00	-	-	-	-	-	-	-	-	250.00



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

Date: 5/3/2024
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Account	January	February	March	April	May	June	July	August	September	October	November	December	Total
Utilities													
6000-00 Electric 220 Utilities	\$797.19	\$839.20	\$846.15	\$858.57	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$3,341.11
6010-00 Gas 220 Utilities	81.46	164.68	109.91	35.13	-	-	-	-	-	-	-	-	391.18
6020-00 Phone/Internet 220 Utilities	405.38	112.31	407.81	742.66	-	-	-	-	-	-	-	-	1,668.16
6040-00 Water	4,028.03	834.29	252.31	244.21	-	-	-	-	-	-	-	-	5,358.84
Total Utilities	5,312.06	1,950.48	1,616.18	1,880.57	-	-	-	-	-	-	-	-	10,759.29
Administrative													
6200-00 Management Fees	1,822.50	1,822.50	2,430.00	2,025.00	-	-	-	-	-	-	-	-	8,100.00
6220-00 CPA Fees 230 Prof Fees	-	-	-	300.00	-	-	-	-	-	-	-	-	300.00
6240-00 Legal Fees 230 Prof Fees	80.00	1,722.25	-	1,162.00	-	-	-	-	-	-	-	-	2,964.25
Total Administrative	1,902.50	3,544.75	2,430.00	3,487.00	-	-	-	-	-	-	-	-	11,364.25
Total OPERATING EXPENSE	14,836.87	13,190.53	21,109.68	30,983.16	-	-	-	-	-	-	-	-	80,120.24
Net Income:	127,303.98	(11,045.74)	(16,806.74)	(29,763.06)	-	-	-	-	-	-	-	-	69,688.44



Income Statement - Operating
OXFORD/CAMBRIDGE HOMEOWNERS ASSOCIATION, INC

04/30/2024

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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	\$-	\$-	\$-	0.00 %	\$141,750.00	\$141,750.00	\$283,500.00
3090-00 Fine Income	-	-	-	0.00 %	3,075.00	3,075.00	-
3100-00 Late Fee Income	120.00	-	120.00	0.00 %	1,470.00	1,470.00	-
3140-00 Clubhouse Rental	250.00	166.67	83.33	50.00 %	900.00	666.68	2,000.00
3310-00 Interest Income	850.10	-	850.10	0.00 %	2,613.68	2,613.68	-
Total Income	\$1,220.10	\$166.67	\$1,053.43	632.05%	\$149,808.68	\$142,416.68	\$285,500.00
Total OPERATING INCOME	\$1,220.10	\$166.67	\$1,053.43	632.05%	\$149,808.68	\$142,416.68	\$285,500.00
OPERATING EXPENSE							
Contract							
5010-00 Del Fee Split	285.00	-	(285.00)	0.00 %	1,162.50	(1,162.50)	-
5030-00 Collection Fee Service	373.50	-	(373.50)	0.00 %	373.50	(373.50)	-
5040-00 Fine Collect Expense	82.50	-	(82.50)	0.00 %	82.50	(82.50)	-
5100-00 Admin Services	192.76	100.00	(92.76)	(92.76)%	730.79	400.00	1,200.00
5110-00 Admin Supplies	27.04	166.67	139.63	83.78 %	681.92	666.68	2,000.00
5150-00 Meeting Expense	-	-	-	0.00 %	125.00	(125.00)	-
5170-00 Postage	29.24	133.33	104.09	78.07 %	358.16	175.16	1,600.00
5180-00 Social Expense	-	625.00	625.00	100.00 %	-	2,500.00	7,500.00
5190-00 Violation Letters	144.00	500.00	356.00	71.20 %	544.00	2,000.00	6,000.00
5200-00 Website	32.17	33.33	1.16	3.48 %	128.68	133.32	400.00
Total Contract	\$1,166.21	\$1,568.33	\$392.12	25.16%	\$4,187.05	\$6,233.32	\$18,700.00
Landscape							
5300-00 Landscape Contract	2,514.50	2,514.50	-	0.00 %	10,058.00	10,058.00	30,174.00
5305-00 Landscape Committee	-	250.00	250.00	100.00 %	-	1,000.00	3,000.00
5310-00 Ground Maintenance	6,918.88	1,250.00	(5,668.88)	(453.51)%	16,748.02	5,000.00	15,000.00
5330-00 Irrigation Maintenance	-	250.00	250.00	100.00 %	-	1,000.00	3,000.00
5360-00 Security Services	29.99	83.33	53.34	64.01 %	59.98	333.32	1,000.00
5370-00 Sign Maintenance	573.79	125.00	(448.79)	(359.03)%	573.79	500.00	1,500.00
Total Landscape	\$10,037.16	\$4,472.83	(\$5,564.33)	(124.40)%	\$27,439.79	\$17,891.32	\$53,674.00
Building/Maintenance							
5400-00 Bldg Maintenance	-	83.33	83.33	100.00 %	700.00	333.32	1,000.00
5420-00 Exterminating	80.00	166.67	86.67	52.00 %	240.00	666.68	2,000.00
5460-00 Plumbing Maintenance	-	83.33	83.33	100.00 %	-	333.32	1,000.00
Total Building/Maintenance	\$80.00	\$333.33	\$253.33	76.00%	\$940.00	\$1,333.32	\$4,000.00



Income Statement - Operating

OXFORD/CAMBRIDGE HOMEOWNERS ASSOCIATION, INC

04/30/2024

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Description	Current Period			Year-to-date			Annual Budget		
	Actual	Budget	Variance	Percent	Actual	Budget		Variance	
Pool									
5600-00 Pool Mgmt Contract	\$8,034.84	\$3,300.00	(\$4,734.84)	(143.48)%	\$18,078.39	\$13,200.00	(\$4,878.39)	(36.96)%	\$39,600.00
5610-00 Pool Maintenance	6,022.30	416.67	(5,605.63)	(1345.34)%	6,382.30	1,666.68	(4,715.62)	(282.93)%	5,000.00
5630-00 Pool Equipment	-	166.67	166.67	100.00%	418.85	666.68	247.83	37.17%	2,000.00
5635-00 Pool Key Fob	75.08	66.67	(8.41)	(12.61)%	300.32	266.68	(33.64)	(12.61)%	800.00
Total Pool	\$14,132.22	\$3,950.01	(\$10,182.21)	(257.78)%	\$25,179.86	\$15,800.04	(\$9,379.82)	(59.37)%	\$47,400.00
Recreational									
5700-00 Clubhouse Expense	-	291.67	291.67	100.00%	-	1,166.68	1,166.68	100.00%	3,500.00
5710-00 Clubhouse Cleaning	200.00	583.33	383.33	65.71%	250.00	2,333.32	2,083.32	89.29%	7,000.00
5900-00 Recreation Maintenance	-	41.67	41.67	100.00%	-	166.68	166.68	100.00%	500.00
Total Recreational	\$200.00	\$916.67	\$716.67	78.18%	\$250.00	\$3,666.68	\$3,416.68	93.18%	\$11,000.00
Utilities									
6000-00 Electric 220 Utilities	858.57	791.67	(66.90)	(8.45)%	3,341.11	3,166.68	(174.43)	(5.51)%	9,500.00
6010-00 Gas 220 Utilities	35.13	50.00	14.87	29.74%	391.18	200.00	(191.18)	(95.59)%	600.00
6020-00 Phone/Internet 220 Utilities	742.66	291.67	(450.99)	(154.62)%	1,668.16	1,166.68	(501.48)	(42.98)%	3,500.00
6040-00 Water	244.21	1,000.00	755.79	75.58%	5,358.84	4,000.00	(1,358.84)	(33.97)%	12,000.00
Total Utilities	\$1,880.57	\$2,133.34	\$252.77	11.85%	\$10,759.29	\$8,533.36	(\$2,225.93)	(26.09)%	\$25,600.00
Administrative									
6200-00 Management Fees	2,025.00	2,025.00	-	0.00%	8,100.00	8,100.00	-	0.00%	24,300.00
6220-00 CPA Fees 230 Prof Fees	300.00	350.00	50.00	14.29%	300.00	350.00	50.00	14.29%	350.00
6230-00 Insurance - Corp 230 Prof Fees	-	-	-	0.00%	-	-	-	0.00%	4,030.00
6240-00 Legal Fees 230 Prof Fees	1,162.00	416.67	(745.33)	(178.88)%	2,964.25	1,666.68	(1,297.57)	(77.85)%	5,000.00
Total Administrative	\$3,487.00	\$2,791.67	(\$695.33)	(24.91)%	\$11,364.25	\$10,116.68	(\$1,247.57)	(12.33)%	\$33,680.00
Total OPERATING EXPENSE	\$30,983.16	\$16,156.18	(\$14,826.98)	(91.77)%	\$80,120.24	\$63,574.72	(\$16,545.52)	(26.03)%	\$194,054.00
Net Income:	(\$29,763.06)	(\$15,989.51)	(\$13,773.55)	86.14%	\$69,688.44	\$78,841.96	(\$9,153.52)	(11.61)%	\$91,446.00