



Financial Report Package

October 2024

Prepared for

**OXFORD/CAMBRIDGE HOMEOWNERS
ASSOCIATION, INC**

Superior Association Management, LLC



Balance Sheet - Operating
OXFORD/CAMBRIDGE HOMEOWNERS ASSOCIATION, INC
End Date: 10/31/2024

Date: 11/7/2024
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Assets

Assets

10-1000-00 Operating - SouthState	\$110,610.27	
10-1020-00 Reserve - SouthState	230,974.30	
	<u>230,974.30</u>	
Total Assets:		<u>\$341,584.57</u>

Accounts Receivable

12-1270-00 Accounts Receivable	33,500.00	
	<u>33,500.00</u>	
Total Accounts Receivable:		<u>\$33,500.00</u>

Total Assets: \$375,084.57

Liabilities & Equity

Liabilities

20-2070-00 Prepaid Dues	14,162.50	
	<u>14,162.50</u>	
Total Liabilities:		<u>\$14,162.50</u>

Earnings

29-2900-00 Retained Earnings	251,069.85	
	<u>251,069.85</u>	
Total Earnings:		<u>\$251,069.85</u>

Total Earnings:		<u>\$251,069.85</u>
Net Income Gain / Loss	109,852.22	
	<u>109,852.22</u>	
		<u>\$109,852.22</u>

Total Liabilities & Equity: \$375,084.57



Income Statement Summary - Operating
OXFORD/CAMBRIDGE HOMEOWNERS ASSOCIATION, INC
 Fiscal Period: October 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	\$-	\$-	\$-	\$-	\$20.00	\$141,750.00	\$-	\$-	\$-	\$-	\$-	\$283,520.00
Assessment	-	-	-	-	-	70.00	-	-	-	-	-	-	70.00
3085-00 NSF Fees	-	-	3,075.00	-	-	4,425.00	300.00	(1,200.00)	-	-	-	-	6,600.00
3090-00 Fine Income	(130.00)	1,020.00	460.00	120.00	120.00	60.00	60.00	1,240.00	500.00	140.00	-	-	3,590.00
3100-00 Late Fee Income	150.00	500.00	-	250.00	-	550.00	425.00	(100.00)	250.00	475.00	-	-	2,500.00
3140-00 Clubhouse Rental	-	-	-	-	120.00	320.00	40.00	40.00	-	-	-	-	520.00
3160-00 Pool Key Income	370.85	624.79	767.94	850.10	826.40	749.03	886.19	808.89	838.77	744.01	-	-	7,466.97
3310-00 Interest Income	142,140.85	2,144.79	4,302.94	1,220.10	1,066.40	6,194.03	143,461.19	788.89	1,588.77	1,359.01	-	-	304,266.97
Total Income	142,140.85	2,144.79	4,302.94	1,220.10	1,066.40	6,194.03	143,461.19	788.89	1,588.77	1,359.01	-	-	304,266.97
OPERATING EXPENSE													
Contract													
5010-00 Del Fee Split	165.00	292.50	420.00	285.00	165.00	75.00	45.00	150.00	645.00	330.00	-	-	2,572.50
5030-00 Collection Fee	-	-	-	373.50	-	-	-	-	-	-	-	-	373.50
Service													
5040-00 Fine Collect Expense	-	-	-	82.50	-	-	133.75	25.00	-	50.00	-	-	291.25
5050-00 NSF Expense	-	-	-	-	-	-	-	-	49.00	-	-	-	49.00
5100-00 Admin Services	237.00	159.03	142.00	192.76	144.40	144.40	49.40	49.40	49.40	49.40	-	-	1,217.19
5110-00 Admin Supplies	545.84	40.80	68.24	27.04	44.56	342.49	428.56	68.51	69.00	47.68	-	-	1,682.72
5150-00 Meeting Expense	-	125.00	-	-	-	-	1,125.00	-	-	-	-	-	1,250.00
5170-00 Postage	253.44	6.80	68.68	29.24	48.96	311.44	272.68	75.87	77.38	54.02	-	-	1,198.51
5180-00 Social Expense	-	-	-	-	-	-	807.36	-	536.66	-	-	-	1,344.02
5190-00 Violation Letters	-	72.00	328.00	144.00	472.00	376.00	264.00	760.00	344.00	344.00	-	-	3,104.00
5200-00 Website	32.17	32.17	32.17	32.17	32.17	32.17	32.17	37.25	32.17	32.17	-	-	326.78
Total Contract	1,233.45	728.30	1,059.09	1,166.21	907.09	1,281.50	3,157.92	1,166.03	1,802.61	907.27	-	-	13,409.47
Landscaping													
5300-00 Landscape Contract	2,514.50	2,514.50	2,514.50	2,514.50	2,640.23	2,640.23	2,640.23	2,640.23	2,640.23	2,640.23	-	-	25,899.38
5310-00 Ground Maintenance	1,010.57	-	8,818.57	6,918.88	2,360.00	1,201.20	-	3,800.00	260.00	-	-	-	24,369.22
5330-00 Irrigation	-	-	-	-	-	853.20	-	-	-	-	-	-	853.20
Maintenance													
5360-00 Security Services	-	-	29.99	29.99	29.99	29.99	-	59.98	31.00	31.00	-	-	241.94
5370-00 Sign Maintenance	-	-	-	573.79	-	-	-	-	-	-	-	-	573.79
Total Landscaping	3,525.07	2,514.50	11,363.06	10,037.16	5,030.22	4,724.62	2,640.23	6,500.21	2,931.23	2,671.23	-	-	51,937.53
Building/Maintenance													
5400-00 Bldg Maintenance	700.00	-	-	-	-	-	-	-	-	-	-	-	700.00
5420-00 Exterminating	80.00	-	80.00	80.00	80.00	80.00	80.00	80.00	-	80.00	-	-	640.00
Total	780.00	-	80.00	80.00	80.00	80.00	80.00	80.00	-	80.00	-	-	1,340.00
Building/Maintenance													



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

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Account	January	February	March	April	May	June	July	August	September	October	November	December	Total
Pool													
5600-00 Pool Mgmt Contract	\$2,008.71	\$4,017.42	\$4,017.42	\$8,034.84	\$8,034.84	\$8,034.84	\$4,017.42	\$2,008.71	\$-	\$-	\$-	\$-	\$40,174.20
5610-00 Pool Maintenance	-	360.00	-	6,022.30	7,203.53	1,995.33	107.25	-	-	-	-	-	15,688.41
5630-00 Pool Equipment	-	-	418.85	-	-	-	-	1,683.83	-	-	-	-	2,102.68
5635-00 Pool Key Fob	75.08	75.08	75.08	75.08	75.08	75.08	75.08	70.00	75.08	75.08	-	-	745.72
Total Pool	2,083.79	4,452.50	4,511.35	14,132.22	15,313.45	10,105.25	4,199.75	3,762.54	75.08	75.08	-	-	58,711.01
Recreational													
5700-00 Clubhouse Expense	-	-	-	-	-	669.24	-	-	-	-	-	-	669.24
5710-00 Clubhouse Cleaning	-	-	50.00	200.00	75.00	434.00	559.00	414.28	359.00	150.00	-	-	2,241.28
Total Recreational	-	-	50.00	200.00	75.00	1,103.24	559.00	414.28	359.00	150.00	-	-	2,910.52
Utilities													
6000-00 Electric 220 Utilities	797.19	839.20	846.15	858.57	895.74	938.56	1,180.70	1,197.14	1,134.31	1,083.37	-	-	9,770.93
6010-00 Gas 220 Utilities	81.46	164.68	109.91	35.13	27.76	27.78	26.91	28.03	26.91	26.91	-	-	555.48
6020-00 Phone/Internet 220	405.38	112.31	407.81	742.66	576.05	112.31	112.31	959.31	439.68	439.68	-	-	4,307.50
Utilities													
6040-00 Water	4,028.03	834.29	252.31	244.21	255.51	1,864.98	2,016.42	2,566.98	4,334.04	2,278.85	-	-	18,675.62
Total Utilities	5,312.06	1,950.48	1,616.18	1,880.57	1,755.06	2,943.63	3,336.34	4,751.46	5,934.94	3,828.81	-	-	33,309.53
Administrative													
6200-00 Management Fees	1,822.50	1,822.50	2,430.00	2,025.00	2,025.00	2,025.00	2,025.00	2,025.00	2,025.00	2,025.00	-	-	20,250.00
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	1,426.25	-	1,760.00	2,728.00	2,621.19	747.00	-	-	12,246.69
Total Administrative	1,902.50	3,544.75	2,430.00	3,487.00	3,451.25	2,025.00	3,785.00	4,753.00	4,646.19	2,772.00	-	-	32,796.69
Total OPERATING EXPENSE	14,836.87	13,190.53	21,109.68	30,983.16	26,612.07	22,263.24	17,758.24	21,427.52	15,749.05	10,484.39	-	-	194,414.75
Net Income:	127,303.98	(11,045.74)	(16,806.74)	(29,763.06)	(25,545.67)	(16,069.21)	125,702.95	(20,638.63)	(14,160.28)	(9,125.38)	-	-	109,852.22



Income Statement - Operating

OXFORD/CAMBRIDGE HOMEOWNERS ASSOCIATION, INC

10/31/2024

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Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
OPERATING INCOME							
Income							
3010-00 Homeowner Assessment	\$-	\$-	\$-	\$283,520.00	\$283,500.00	\$20.00	0.01 %
3085-00 NSF Fees	-	-	-	70.00	-	70.00	0.00 %
3090-00 Fine Income	-	-	-	6,600.00	-	6,600.00	0.00 %
3100-00 Late Fee Income	140.00	-	140.00	3,590.00	-	3,590.00	0.00 %
3140-00 Clubhouse Rental	475.00	166.67	308.33	2,500.00	1,666.70	833.30	50.00 %
3160-00 Pool Key Income	-	-	-	520.00	-	520.00	0.00 %
3310-00 Interest Income	744.01	-	744.01	7,466.97	-	7,466.97	0.00 %
Total Income	\$1,359.01	\$166.67	\$1,192.34	\$304,266.97	\$285,166.70	\$19,100.27	6.70 %
Total OPERATING INCOME	\$1,359.01	\$166.67	\$1,192.34	\$304,266.97	\$285,166.70	\$19,100.27	6.70 %
OPERATING EXPENSE							
Contract							
5010-00 Del Fee Split	330.00	-	(330.00)	2,572.50	-	(2,572.50)	0.00 %
5030-00 Collection Fee Service	-	-	-	373.50	-	(373.50)	0.00 %
5040-00 Fine Collect Expense	50.00	-	(50.00)	291.25	-	(291.25)	0.00 %
5050-00 NSF Expense	-	-	-	49.00	-	(49.00)	0.00 %
5100-00 Admin Services	49.40	100.00	50.60	1,217.19	1,000.00	(217.19)	(21.72)%
5110-00 Admin Supplies	47.68	166.67	118.99	1,682.72	1,666.70	(16.02)	(0.96)%
5150-00 Meeting Expense	-	-	-	1,250.00	-	(1,250.00)	0.00 %
5170-00 Postage	54.02	133.33	79.31	1,198.51	1,333.30	134.79	10.11 %
5180-00 Social Expense	-	625.00	625.00	1,344.02	6,250.00	4,905.98	78.50 %
5190-00 Violation Letters	344.00	500.00	156.00	3,104.00	5,000.00	1,896.00	37.92 %
5200-00 Website	32.17	33.33	1.16	326.78	333.30	6.52	1.96 %
Total Contract	\$907.27	\$1,558.33	\$651.06	\$13,409.47	\$15,583.30	\$2,173.83	13.95 %
Landscape							
5300-00 Landscape Contract	2,640.23	2,514.50	(125.73)	25,899.38	25,145.00	(754.38)	(3.00)%
5305-00 Landscape Committee	-	250.00	250.00	-	2,500.00	2,500.00	100.00 %
5310-00 Ground Maintenance	-	1,250.00	1,250.00	24,369.22	12,500.00	(11,869.22)	(94.95)%
5330-00 Irrigation Maintenance	-	250.00	250.00	853.20	2,500.00	1,646.80	65.87 %
5360-00 Security Services	31.00	83.33	52.33	241.94	833.30	591.36	70.97 %
5370-00 Sign Maintenance	-	125.00	125.00	573.79	1,250.00	676.21	54.10 %
Total Landscape	\$2,671.23	\$4,472.83	\$1,801.60	\$51,937.53	\$44,728.30	(\$7,209.23)	(16.12)%
Building/Maintenance							
5400-00 Bldg Maintenance	-	83.33	83.33	700.00	833.30	133.30	16.00 %
5420-00 Exterminating	80.00	166.67	86.67	640.00	1,666.70	1,026.70	61.60 %
5460-00 Plumbing Maintenance	-	83.33	83.33	-	833.30	833.30	100.00 %
Total Building/Maintenance	\$80.00	\$333.33	\$253.33	\$1,340.00	\$3,333.30	\$1,993.30	59.80 %
Total				\$13,409.47	\$15,583.30	\$2,173.83	13.95 %
Total				\$304,266.97	\$285,166.70	\$19,100.27	6.70 %
Total				\$304,266.97	\$285,166.70	\$19,100.27	6.70 %
Total				\$51,937.53	\$44,728.30	(\$7,209.23)	(16.12)%
Total				\$1,340.00	\$3,333.30	\$1,993.30	59.80 %
Total				\$13,409.47	\$15,583.30	\$2,173.83	13.95 %
Total				\$304,266.97	\$285,500.00	\$285,500.00	100.00 %

