



Financial Report Package

April 2019

Prepared for

**OXFORD/CAMBRIDGE HOMEOWNERS
ASSOCIATION, INC**

By

Superior Association Management, LLC



Balance Sheet - Operating
OXFORD/CAMBRIDGE HOMEOWNERS ASSOCIATION, INC
End Date: 04/30/2019

Date: 5/13/2019
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Assets			
Assets			
10-1000-00	Operating - Premier	\$55,478.32	
10-1020-00	Investment Short Term	46,942.75	
Total Assets:			<u>\$102,421.07</u>
Accounts Receivable			
12-1270-00	Accounts Receivable	9,828.89	
Total Accounts Receivable:			<u>\$9,828.89</u>
Total Assets:			<u><u>\$112,249.96</u></u>
Liabilities & Equity			
Liabilities			
20-2070-00	Prepaid Dues	11,881.80	
Total Liabilities:			<u>\$11,881.80</u>
Earnings			
29-2900-00	Retained Earnings	79,893.86	
Total Earnings:			<u>\$79,893.86</u>
	Net Income Gain / Loss	20,474.30	
			<u>\$20,474.30</u>
Total Liabilities & Equity:			<u><u>\$112,249.96</u></u>



Income Statement Summary - Operating
OXFORD/CAMBRIDGE HOMEOWNERS ASSOCIATION, INC
 Fiscal Period: April 2019

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Account	January	February	March	April	May	June	July	August	September	October	November	December	Total
OPERATING INCOME													
Income	\$102,667.50	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$102,667.50
Assessment	50.00	-	-	-	-	-	-	-	-	-	-	-	50.00
3085-00 NSF Fees	1,905.00	-	-	2,700.00	-	-	-	-	-	-	-	-	4,605.00
3090-00 Fine Income	-	1,920.00	1,160.00	620.00	-	-	-	-	-	-	-	-	3,700.00
3100-00 Late Fee Income	295.00	-	370.00	25.00	-	-	-	-	-	-	-	-	690.00
3140-00 Clubhouse Rental	-	-	20.00	30.00	-	-	-	-	-	-	-	-	50.00
3160-00 Pool Key Income	29.96	31.90	28.20	28.03	-	-	-	-	-	-	-	-	118.09
3310-00 Interest Income	104,947.46	1,951.90	1,578.20	3,403.03	-	-	-	-	-	-	-	-	111,880.59
Total Income	104,947.46	1,951.90	1,578.20	3,403.03	-	-	-	-	-	-	-	-	111,880.59
OPERATING EXPENSE													
Contract													
5010-00 Del Fee Split	60.00	316.13	226.13	834.38	-	-	-	-	-	-	-	-	1,436.64
5040-00 Fine Collect Expense	884.63	-	-	-	-	-	-	-	-	-	-	-	884.63
5100-00 Admin Services	-	-	-	285.00	-	-	-	-	-	-	-	-	285.00
5110-00 Admin Supplies	355.20	82.20	70.00	41.20	-	-	-	-	-	-	-	-	548.60
5170-00 Postage	200.50	34.00	74.85	62.55	-	-	-	-	-	-	-	-	371.90
5180-00 Social Expense	163.15	-	-	-	-	-	-	-	-	-	-	-	163.15
5190-00 Violation Letters	40.00	288.00	296.00	376.00	-	-	-	-	-	-	-	-	1,000.00
5200-00 Website	30.00	30.00	30.00	30.00	-	-	-	-	-	-	-	-	120.00
Total Contract	1,733.48	750.33	696.98	1,629.13	-	-	-	-	-	-	-	-	4,809.92
Landscape													
5300-00 Landscape Contract	2,325.00	2,325.00	2,325.00	2,325.00	-	-	-	-	-	-	-	-	9,300.00
5310-00 Ground Maintenance	10,983.63	8,126.14	-	300.00	-	-	-	-	-	-	-	-	19,409.77
5360-00 Security Services	1,240.00	1,531.64	495.00	1,691.58	-	-	-	-	-	-	-	-	4,958.22
Total Landscape	14,548.63	11,982.78	2,820.00	4,316.58	-	-	-	-	-	-	-	-	33,667.99
Building/Maintenance													
5400-00 Bldg Maintenance	-	-	14,308.00	9,502.00	-	-	-	-	-	-	-	-	23,810.00
5420-00 Exterminating	-	-	-	80.00	-	-	-	-	-	-	-	-	80.00
Total Building/Maintenance	-	-	14,308.00	9,582.00	-	-	-	-	-	-	-	-	23,890.00
Pool													
5600-00 Pool Mgmt Contract	-	-	3,398.58	6,797.15	-	-	-	-	-	-	-	-	10,195.73
5610-00 Pool Maintenance	-	260.00	-	-	-	-	-	-	-	-	-	-	260.00
5620-00 Pool Supplies	-	-	-	93.75	-	-	-	-	-	-	-	-	93.75
5635-00 Pool Key Fob	45.00	45.00	45.00	45.00	-	-	-	-	-	-	-	-	180.00
Total Pool	45.00	305.00	3,443.58	6,935.90	-	-	-	-	-	-	-	-	10,729.48
Recreational													
5700-00 Clubhouse Expense	-	-	-	4,514.35	-	-	-	-	-	-	-	-	4,514.35
5710-00 Clubhouse Cleaning	100.00	327.30	-	-	-	-	-	-	-	-	-	-	427.30
5900-00 Recreation Maintenance	-	-	-	891.43	-	-	-	-	-	-	-	-	891.43
Total Recreational	100.00	327.30	-	5,405.78	-	-	-	-	-	-	-	-	5,833.08
Utilities													
6000-00 Electric 220 Utilities	425.37	486.25	716.60	691.45	-	-	-	-	-	-	-	-	2,319.67
6010-00 Gas 220 Utilities	102.53	117.18	108.83	61.15	-	-	-	-	-	-	-	-	389.69



Income Statement Summary - Operating
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Account	January	February	March	April	May	June	July	August	September	October	November	December	Total
6020-00 Phone/Internet 220	\$204.36	\$204.88	\$204.88	\$215.88	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$830.00
Utilities													
6040-00 Water	584.44	232.51	210.06	249.45	-	-	-	-	-	-	-	-	1,276.46
Total Utilities	1,316.70	1,040.82	1,240.37	1,217.93	-	-	-	-	-	-	-	-	4,815.82
Administrative													
6200-00 Management Fees	1,822.50	1,822.50	1,822.50	1,822.50	-	-	-	-	-	-	-	-	7,290.00
6220-00 CPA Fees 230 Prof Fees	-	-	300.00	-	-	-	-	-	-	-	-	-	300.00
6240-00 Legal Fees 230 Prof Fees	-	-	-	70.00	-	-	-	-	-	-	-	-	70.00
Total Administrative	1,822.50	1,822.50	2,122.50	1,892.50	-	-	-	-	-	-	-	-	7,660.00
Total OPERATING EXPENSE	19,566.31	16,228.73	24,631.43	30,979.82	-	-	-	-	-	-	-	-	91,406.29
Net Income:	85,381.15	(14,276.83)	(23,053.23)	(27,576.79)	-	-	-	-	-	-	-	-	20,474.30



Income Statement - Operating
OXFORD/CAMBRIDGE HOMEOWNERS ASSOCIATION, INC

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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 %	\$102,667.50	\$93,352.50	\$9,315.00
3085-00 NSF Fees	-	-	-	0.00 %	50.00	-	50.00
3090-00 Fine Income	2,700.00	-	2,700.00	0.00 %	4,605.00	-	4,605.00
3100-00 Late Fee Income	620.00	-	620.00	0.00 %	3,700.00	-	3,700.00
3140-00 Clubhouse Rental	25.00	-	25.00	0.00 %	690.00	-	690.00
3160-00 Pool Key Income	30.00	-	30.00	0.00 %	50.00	-	50.00
3310-00 Interest Income	28.03	-	28.03	0.00 %	118.09	-	118.09
Total Income	\$3,403.03	\$-	\$3,403.03	0.00 %	\$111,880.59	\$93,352.50	\$18,528.09
Total OPERATING INCOME	\$3,403.03	\$-	\$3,403.03	0.00 %	\$111,880.59	\$93,352.50	\$18,528.09
OPERATING EXPENSE							
Contract							
5010-00 Del Fee Split	834.38	-	(834.38)	0.00 %	1,436.64	-	(1,436.64)
5040-00 Fine Collect Expense	-	-	-	0.00 %	884.63	-	(884.63)
5100-00 Admin Services	285.00	-	(285.00)	0.00 %	285.00	-	(285.00)
5110-00 Admin Supplies	41.20	190.00	148.80	78.32 %	548.60	760.00	211.40
5170-00 Postage	62.55	175.00	112.45	64.26 %	371.90	700.00	328.10
5180-00 Social Expense	-	500.00	500.00	100.00 %	163.15	2,000.00	1,836.85
5190-00 Violation Letters	376.00	500.00	124.00	24.80 %	1,000.00	2,000.00	1,000.00
5200-00 Website	30.00	30.00	-	0.00 %	120.00	120.00	-
5220-00 Miscellaneous Expense	-	27.00	27.00	100.00 %	-	108.00	108.00
Total Contract	\$1,629.13	\$1,422.00	(\$207.13)	(14.57) %	\$4,809.92	\$5,688.00	\$878.08
Landscape							
5300-00 Landscape Contract	2,325.00	2,325.00	-	0.00 %	9,300.00	9,300.00	-
5305-00 Landscape Committee	-	666.67	666.67	100.00 %	-	2,666.68	2,666.68
5310-00 Ground Maintenance	300.00	708.33	408.33	57.65 %	19,409.77	2,833.32	(16,576.45)
5360-00 Security Services	1,691.58	150.00	(1,541.58)	(1027.72) %	4,958.22	600.00	(4,358.22)
Total Landscape	\$4,316.58	\$3,850.00	(\$466.58)	(12.12) %	\$33,667.99	\$15,400.00	(\$18,267.99)
Building/Maintenance							
5400-00 Bldg Maintenance	9,502.00	83.33	(9,418.67)	(11302.86) %	23,810.00	333.32	(23,476.68)
5420-00 Exterminating	80.00	-	(80.00)	0.00 %	80.00	-	(80.00)
Total Building/Maintenance	\$9,582.00	\$83.33	(\$9,498.67)	(11,398.86) %	\$23,890.00	\$333.32	(\$23,556.68)
Pool							
5600-00 Pool Mgmt Contract	6,797.15	2,791.67	(4,005.48)	(143.48) %	10,195.73	11,166.68	970.95
5610-00 Pool Maintenance	-	333.33	333.33	100.00 %	260.00	1,333.32	1,073.32
5620-00 Pool Supplies	93.75	41.67	(52.08)	(124.98) %	93.75	166.68	72.93
5635-00 Pool Key Fob	45.00	83.33	38.33	46.00 %	180.00	333.32	153.32
Total Pool	\$6,935.90	\$3,250.00	(\$3,685.90)	(113.41) %	\$10,729.48	\$13,000.00	\$2,270.52
Total					\$10,729.48	\$13,000.00	\$2,270.52
Percent				17.47 %			
Annual Budget					\$186,705.00		

