



**FORREST GROVES ESTATES**  
Homeowners Association

**ACCOUNTING SUMMARY AS OF AUGUST 31, 2022**

STATEMENTS OF ASSETS, LIABILITIES AND FUND BALANCE (PAGE 1):

- Cash in the operating account was \$13,704 and \$10,003 in the reserve account for a combined total of \$23,707.
- Outstanding Checks recognized in the cash balance; see note A on page 4 for additional details.

Vendor:				
Green Analytical Labs	CK Date	CK #	Cleared	Amount
	8/17/2022	1230		114.00
				<u>114.00</u>

- Accounts Receivable at 8/31/22 was \$5,881. As of 9/12/22 this balance was paid down by \$3,054. All owners have been notified per the FGEHA collection policy. See Note B on page 4 and AR Aging Report for receivable account detail.

	Days Past Due	AR Balance
Current - paying monthly		3,054
Current		-
1-30		-
31-60		2,331
61-90		-
90 +		496
Total Owner Assessments Receivable		<u>5,881</u>
Prepaid Owner Assessments		(2,006)
Assessments Net of Prepaid		<u><u>3,875</u></u>

STATEMENTS OF REVENUES, EXPENSES AND CHANGES IN FUND BALANCE - OPERATING FUND (PAGE 2):

- The \$22 variance in insurance expense was due to increased premiums upon renewal.
- The \$374 variance in office supplies expense was due to annual website fees.
- The \$397 variance in roads, bridges, and landscaping expense was due to the purchase of a new weed whip.
- The \$76 variance in sewer – lab tests expense was due to increases in lab service fees.
- The \$39 variance in trash & recycling expense was due to timing, year-to-date was favorable by \$404..
- Overall, excess of revenue over expenses for the two months ended was \$8,209 and better than budget by \$4,978.

STATEMENTS OF REVENUES, EXPENSES AND CHANGES IN FUND BALANCE – RESERVE FUND (PAGE 3):

- There was no activity in the reserve fund account.