

## Austin Lake HOA

### February 7, 2023 Treasurer's Report

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#### Bank Account Balances as of January 8, 2023

Operating Account	\$14,247.02
Community Development Fund	\$18,723.15
Reserve Fund	<u>\$104,687.63</u>
<b>TOTAL</b>	<b>\$137,657.80</b>

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#### Expenses incurred since prior meeting

(\$4,399.53) – includes recurring expenses for water, electricity, pool, cable/internet, landscaping, etc. as well as \$2,060.91 for 2022 landscaping invoice (pine straw) not paid until 2023

#### Deposits to the operating account since prior meeting

\$56,500 – 2023 dues

\$100 – 2022 progressive dinner attendee payments

\$75 – clubhouse rentals

#### Bank Account Balances as of February 6, 2023

Operating Account	\$66,522.49
Community Development Fund	\$18,723.30
Reserve Fund	<u>\$104,688.43</u>
<b>TOTAL</b>	<b>\$189,934.22</b>

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#### 2023 HOA Dues Status

Paid in Full: 85 out of 103 homes (83%)

3 owners requested payment plan

2 owners paid previous amount – will follow up

# Austin Lake Homeowners Association February 7, 2023 Income Statement

## OPERATING BUDGET

Income			YTD Actuals
	Annual Assessment <sup>1</sup>	97,850	82,857
	Initiation Fees <sup>2</sup>	2,850	0
	Transfers from Reserves		0
	Document Fees <sup>3</sup>	225	0
	Clubhouse Rental	1,125	75
	Other	0	0
<b>Total Income</b>		<b>102,050</b>	<b>82,932</b>
Expenses			
Grounds	Landscaping	22,068	3,120
	Pool Maintenance	7,383	475
	Lake Maintenance	2,172	188
Clubhouse	Maintenance	2,554	345
	Electricity	4,400	194
	Gas	1,000	500
	Water	3,638	80
	Telephone / Internet	1,900	280
	Community Development Fund	2,500	0
	Social	5,000	(100)
	Insurance	5,000	0
	Taxes	350	0
	Miscellaneous General & Administrative	30	30
	Bank fees	0	16
<b>Total Expenses</b>		<b>57,995</b>	<b>5,128</b>
<b>Contribution to Reserves</b>		<b>44,055</b>	<b>77,804</b>

1: \$950 x 103 MEMBER HOMES

2: \$950 X 2 HOMES SOLD

3: \$75 X 2 HOMES SOLD

## RESERVE FUND

Reserve Balance - 1/8/23*	104,688
Pool resurfacing	(15,028) (Estimate)
Gate replacement	(16,500) (Estimate)
Clubhouse windows and doors	(12,731) (Estimate)
Expected Contribution From 2023 Operating Budget	44,055 (Estimate)
<b>1/1/24 Estimated Balance</b>	<b>104,484 (Estimate)</b>

\*includes \$406 for Beautify Austin Lake Fund (2019)

## COMMUNITY DEVELOPMENT FUND

Balance - 1/8/23	18,723
Expected Contribution From 2023 Operating Budget	2,500
<b>1/1/24 Estimated Balance</b>	<b>21,223 (Estimate)</b>