

## Austin Lake HOA

### November 1, 2022 Treasurer's Report

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#### Bank account balances as of October 3, 2022

Operating Account	\$53,916.21
Community Development Fund	\$16,222.74
Reserve Fund	<u>\$65,319.03</u>
<b>TOTAL</b>	<b>\$135,457.98</b>

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

N/A

#### Expenses incurred since prior meeting

(\$2,718.80) – includes recurring expenses for water, electricity, pool, cable/internet, landscaping, etc.

#### Bank account balances as of October 31, 2022

Operating Account	\$51,197.41
Community Development Fund	\$16,222.88
Reserve Fund	<u>\$65,319.58</u>
<b>TOTAL</b>	<b>\$132,739.87</b>

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#### 2022 HOA Dues Status

Paid in full: 102 out of 103 homes (99%)

No communication from remaining 1 owner

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#### 2022 Clubhouse rentals

18 events occurred to-date

Austin Lake Homeowners Association November 1st, 2022 Income Statement

**OPERATING BUDGET**

<b>Income</b>			<b>YTD Actuals</b>
	Annual Assessment <sup>1</sup>	97,850	96,966
	Initiation Fees <sup>2</sup>	1,900	1,900
	Transfers from Reserves		
	Document Fees <sup>3</sup>	150	150
	Clubhouse Rental	450	1,275
	Other	0	872
<b>Total Income</b>		<b>100,350</b>	<b>101,163</b>

**Expenses**

Grounds	Landscaping	27,500	17,680
	Pool Maintenance	8,400	8,128
	Lake Maintenance	2,450	1,796
Clubhouse	Maintenance	3,300	5,790
	Electricity	4,500	3,970
	Gas	1,500	1,000
	Water	3,500	3,463
	Telephone / Internet	1,900	1,616

Community Development Fund 2,500 0

Social 5,000 1,309

Insurance 5,100 4,945

Legal 1,000 0

Bank Fees 55 5

Taxes 500 234

Miscellaneous General & Administrative 300 30

**Budgeted Expenses to be paid from Reserves**

3 French Drains for Pool Area  
Powerwash

**Total Expenses 67,505 49,965**

**Contribution to Reserves 32,845 51,197**

1: \$950 x 103 MEMBER HOMES

2: \$950 X 2 HOMES SOLD

3: \$75 X 2 HOMES SOLD

**RESERVE FUND**

Reserve Balance - 1/12/22*	65,315
3 French Drains for Pool Area	(3,300) (Estimate)
Powerwash	(3,300) (Estimate)
Expected Contribution From 2020	
Expected Contribution From 2022 Operating Budget	32,845 (Estimate)
<b>1/1/23 Estimated Balance</b>	<b>91,560 (Estimate)</b>

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

**COMMUNITY DEVELOPMENT FUND**

Balance - 1/12/22	16,222
Expected Contribution From 2022 Operating Budget	2,500
<b>1/1/23 Estimated Balance</b>	<b>18,722 (Estimate)</b>

Secretary of State (registration)