

**Silverhawk HOA Monthly Treasurer's Report**

Period Ending 5/31/2017

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**I. MONTHLY INCOME AND EXPENSE SUMMARY**

	ACCOUNTS/FUNDS		
Operating Account	\$	82,975.62	
Money Mart Account - Villas	\$	11,772.04	
Wall Account	\$	10,004.26	
Pool Reserve	\$	70,000.00	
<b>TOTAL ACCOUNTS/FUNDS</b>			<u><u>\$ 174,751.92</u></u>
	INCOME/RECEIPTS		
Homowners Dues	\$	7,288.56	
Villas Maintenance	\$	1,113.28	
Clubhouse Reservation	\$	(50.00)	
Interest Income	\$	203.03	
Transfer Fee Income	\$	-	
<b>TOTAL INCOME/RECEIPTS</b>			<u><u>\$ 8,554.87</u></u>
	EXPENSES		
Administrative	\$	1,071.14	
Pool/Clubhouse	\$	93.43	
Maintenance	\$	178.19	
Activities	\$	-	
Grounds	\$	4,200.72	
Utilities	\$	744.74	
Villas	\$	94.74	
Other	\$	-	
Miscellaneous	\$	-	
<b>TOTAL EXPENSES</b>			<u><u>\$ 6,382.96</u></u>

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**II. MONTHLY DELINQUENT ACCOUNT SUMMARY**

Description	Previous Amount	Current	Over 30	Total
Homeowners Dues	\$ 24,556.28	\$ -	\$ 17,206.15	\$ 17,206.15
Villas Dues	\$ 175.00	\$ -	\$ 175.00	\$ 175.00
Villas Maintenance	\$ 1,964.77	\$ -	\$ 2,250.75	\$ 2,250.75
Lien Filing Fees	\$ 423.00	\$ -	\$ 394.00	\$ 394.00
Interest Income - Owners	\$ 828.02	\$ -	\$ 597.04	\$ 597.04
Late Fees	\$ 50.00	\$ -	\$ 50.00	\$ 50.00
<b>TOTAL DELINQUENT ACCOUNT</b>	\$ 27,997.07	\$ -	\$ 20,672.94	\$ 20,672.94

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**III. COMMENTS**

There are no anomalies for this period. This month I authorized NSI to issue liens on properties with outstanding HOA dues. I also confirmed that the costs for filing liens on properties is added to the total lien. This month I added a simplified budget vs. expense report. We are under-running the original projected budget by \$13,760. If our expenses do not vary too much as the year projected, we could have a grand total of \$42,266 to put toward the new pool or wall fund. It is more realistic that we would have some amount between \$28.5K and \$42.2K. It really depends on if there are any major catastrophies or unprojected expenses arise. This will budget tracker will get more accurate as the year goes by.

Submitted by:  
Mark R. Grant, Treasurer

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**BUDGET SUMMARY**

A. VILLAS					
	BUDGET	YTD	VARIANCE	EAC	TOT VARIANCE
Monthly Maintenance Income	\$ 18,000.00	\$ 5,248.51	\$ (2,251.49)	\$ 18,000.00	\$ -
Villas Expenses	\$ (4,050.00)	\$ (484.99)	\$ 1,202.51	\$ (1,163.98)	\$ (2,886.02)
<b>SURPLUS/(DEFICIT)</b>	<b>\$ 13,950.00</b>			<b>\$ 16,836.02</b>	<b>\$ 2,886.02</b>
B. SILVERHAWK HOA					
	BUDGET	YTD	VARIANCE	EAC	TOTAL VARIANCE
HOA Dues	\$ 115,840.00	\$103,475.90	\$ (12,364.10)	\$115,840.00	\$ -
Other Income	\$ 750.00	\$ 495.58	\$ 183.08	\$ 1,189.39	\$ (439.39)
<b>TOTAL INCOME</b>	<b>\$ 116,590.00</b>	<b>\$103,971.48</b>	<b>\$ (12,181.02)</b>	<b>\$117,029.39</b>	<b>\$ (439.39)</b>
Administrative	\$ (14,600.00)	\$ (6,567.32)	\$ 483.99	\$ (15,761.57)	\$ 1,161.57
Pool/Clubhouse	\$ (12,400.00)	\$ (422.66)	\$ (4,744.01)	\$ (1,014.38)	\$ (11,385.62)
Maintenance	\$ (2,500.00)	\$ (528.19)	\$ (513.48)	\$ (1,267.66)	\$ (1,232.34)
Activities	\$ (900.00)	\$ (316.85)	\$ (58.15)	\$ (760.44)	\$ (139.56)
Grounds	\$ (33,500.00)	\$ (15,530.45)	\$ 1,572.12	\$ (37,273.08)	\$ 3,773.08
Utilities	\$ (15,250.00)	\$ (4,063.07)	\$ (2,291.10)	\$ (9,751.37)	\$ (5,498.63)
Other	\$ (8,934.00)	\$ 7,059.00	\$ -	\$ (8,934.00)	\$ -
Miscellaneous	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL EXPENSES</b>	<b>\$ (88,084.00)</b>	<b>\$ (20,369.54)</b>	<b>\$ (5,550.63)</b>	<b>\$ (74,762.50)</b>	<b>\$ (13,321.50)</b>
<b>SURPLUS/(DEFICIT)</b>	<b>\$ 28,506.00</b>			<b>\$ 42,266.90</b>	<b>\$ 13,760.90</b>

KEY:

BUDGET = The original budget prepared at the beginning of the fiscal year.

YTD = Total expenses/income year to date as of the report date.

VARIANCE = Total variance between what was budget and actual expenditures.

EAC = Estimate at completion is the total fiscal year projection based on actual expenses month-to-date.

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