

Homestead in the Willows Homeowners Association
Financial Statement Notes and Supplementary Information
JULY 2025

Operating Account

The cash balance in the Operating Fund Bank Accounts is \$1,046,776.24 as of July 31, 2025. These monies are used to pay the regular operating expenses of the Association and to provide cash flow and administer payments for the Reserve Fund.

Operating fund gross revenues totaled \$9,236.00 during July 2025.

Operating Fund ordinary expenses totaled \$133,799.76 during July 2025.

Reports:

P&L for month and YTD

Balance Sheet

Budget vs Actual

Reserve Fund

The cash balance in the Reserve Fund Bank Account is \$509,882.19 as of July 2025. These monies are used to pay the regular operating expenses of the Association and to provide cash flow and administer payments for the Reserve Fund.

Reports:

P&L for month and YTD

Balance Sheet

HOMESTEAD IN THE WILLOWS HOMEOWNERS ASSN
Profit and Loss
January - July, 2025

	Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	Jul 2025	Total
Income								
4010 Single Home Dues	1,477,210.00	0.00	2,110.63					1,479,320.63
4020 Townhome Dues	47,073.00	663.00	-663.00					47,073.00
4030 Associate Membership Dues				663.00	1,726.00	1,989.00		4,378.00
4210 Late Fees			1,413.60	225.00	125.00	50.00		1,813.60
4230 Advertising Revenue	3,670.00	1,459.00	3,608.00	1,819.00	4,874.00	960.00	2,596.00	18,986.00
4240 Pool Revenue					20.00	400.00	40.00	460.00
4250 Transfer Fees		0.00	3,000.00	1,200.00	3,000.00	3,000.00	6,600.00	16,800.00
4260 Association Fines	500.00							500.00
4300 Other Income		250.00			250.00			500.00
Total Income	\$ 1,528,453.00	\$ 2,372.00	\$ 9,469.23	\$ 3,907.00	\$ 9,995.00	\$ 6,399.00	\$ 9,236.00	\$ 1,569,831.23
Gross Profit	\$ 1,528,453.00	\$ 2,372.00	\$ 9,469.23	\$ 3,907.00	\$ 9,995.00	\$ 6,399.00	\$ 9,236.00	\$ 1,569,831.23
Expenses								
6000 Administrative								0.00
6005 Salary Expense	-1,583.63	7,186.78	7,727.93	8,225.78	7,461.58	8,446.67	7,293.12	44,758.23
6010 Salary Expense - Newsletter Delivery	240.00	480.00		240.00	240.00	240.00	240.00	1,680.00
6015 Architectural Control Salary Expense	1,583.63	3,513.60	3,694.50	4,029.50	3,942.40	4,404.70	4,846.90	26,015.23
6030 FICA/Medicare Tax - Employer	11.21	1,401.21	1,437.72	1,617.81	1,623.53	2,107.30	1,595.41	9,794.19
6040 Worker's Compensation			512.00	-95.00		514.00	514.00	1,445.00
6045 Insurance Expense		80,651.00						80,651.00
6050 Legal Expenses	5,254.00	2,524.00	-418.50		766.50	131.50	0.00	8,257.50
6055 Audit Expenses	3,800.00			4,050.00				7,850.00
6060 Professional Fees	210.00	765.00	1,256.25	975.00	1,012.50	1,125.00	881.25	6,225.00
6065 Software Subscriptions	1,090.85	1,080.47	797.30	1,170.25	816.11	1,018.66	1,043.03	7,016.67
6070 Printing and Postage Expenses	1,580.43	171.77	253.61	669.28	527.05	983.69	469.65	4,655.48
6080 Maintenance Expenses			800.00	354.45	1,450.00	550.00		3,154.45
6085 Snow Removal Expenses	924.00	462.00						1,386.00
6090 Office Supplies	135.12	9.99	80.44	73.02	52.97	166.91		518.45

6100 Bad Debt Expense			-239.54		3,222.00			2,982.46
6105 Membership Fees	320.00							320.00
6110 Newsletter - Printing	3,654.32			2,771.62	1,385.81	1,294.04	1,385.81	10,491.60
6115 Newsletter - Bags			426.59					426.59
6120 Meeting Expenses			96.84	122.50				219.34
6125 Social Committee Expenses	-401.56		1,600.00		-1,000.00		594.19	792.63
6130 Bank Service Charges	40.00	17.49	29.83					87.32
6135 Contributions/Gifts	3,000.00		931.49	822.50				4,753.99
6140 Pool/Tennis Keys						-20.00		-20.00
6145 Miscellaneous Expenses	141.62		2,449.00	11.00			496.35	3,097.97
Total 6000 Administrative	\$ 19,999.99	\$ 98,263.31	\$ 21,435.46	\$ 25,037.71	\$ 21,500.45	\$ 20,962.47	\$ 19,359.71	\$ 226,559.10
6200 Land Maintenance						237.42		237.42
6205 Salary Expense - Land Maintenance	0.00	3,460.00	3,460.00	4,660.00	5,860.00	5,500.00	5,620.00	28,560.00
6210 Maintenance Contract	5,231.00	5,231.00	5,231.00	5,231.00		5,231.00	5,231.00	31,386.00
6215 Snow Removal Expenses - HOA	1,580.00		1,735.00					3,315.00
6220 R/M - Walkways	1,237.10	591.11	937.36	3,558.03	821.03	753.15	874.41	8,772.19
6225 R/M - Trees & Pruning	380.00			22,074.00		3,720.00		26,174.00
6230 Non-Contract Pruning & Spraying		1,250.00		1,090.00				2,340.00
6240 Sprinkler Maintenance Contract				2,449.00	2,449.00	2,449.00	2,449.00	9,796.00
6245 R/M Sprinkler	440.00			3,751.83	203.17	12,621.78	21,503.83	38,520.61
6250 Tree Replacement Expense					8,938.20	3,492.00		12,430.20
6255 Flower Bed Maintenance	227.50							227.50
6260 Fence Repair Expenses						1,440.00		1,440.00
6265 Special Projects & Repairs				700.00		396.26		1,096.26
6270 Land Maintenance - Misc.	112.19	369.34	102.06	595.10	144.89	109.81	108.26	1,541.65
Total 6200 Land Maintenance	\$ 9,207.79	\$ 10,901.45	\$ 11,465.42	\$ 44,108.96	\$ 18,416.29	\$ 35,950.42	\$ 35,786.50	\$ 165,836.83
6300 Pool								0.00
6305 Pool Management Contract				10,200.00	40,800.00	40,800.00	40,800.00	132,600.00
6310 Pool Supplies - Janitorial				63.81		497.63	270.74	832.18
6315 Pool Supplies - Chemicals				2,299.21	4,461.68	9,065.32	9,678.85	25,505.06
6320 Pool Supplies - Office					256.29	577.85	719.41	1,553.55
6325 R/M Pools				2,002.55	901.18	440.26	574.20	3,918.19

6330 R/M Pool Buildings		286.53	32.00	890.79	7,258.37	5,016.17	2,047.20	15,531.06	
6335 R/M Pool Equipment						894.25	1,759.93	2,654.18	
6345 Telephone		270.08	129.55					399.63	
6350 Pool Opening/Closing				1,015.98				1,015.98	
6355 Bathroom Expenses				1,280.00	965.00			2,245.00	
6360 Special Events							1,064.00	1,064.00	
Total 6300 Pool	\$	0.00	\$ 556.61	\$ 161.55	\$ 17,752.34	\$ 54,642.52	\$ 57,291.48	\$ 56,914.33	\$ 187,318.83
6400 Tennis								0.00	
6405 Salary Expense		0.00	1,013.33	1,055.00	1,055.00	1,055.00	1,055.00	6,288.33	
6410 Supplies and Maintenance				1,173.34	17.11	75.30	232.38	2,451.21	
6425 Repair Expenses						165.00		165.00	
6430 Keys/Locks				109.94		183.18	27.43	320.55	
6435 Tennis Program Funding		1,325.00	1,195.00				1,000.00	3,520.00	
Total 6400 Tennis	\$	1,325.00	\$ 2,208.33	\$ 2,338.28	\$ 1,072.11	\$ 1,313.48	\$ 1,452.38	\$ 3,035.51	\$ 12,745.09
6500 Utilities								0.00	
6505 Water		1,070.61		1,652.73		23,305.55		26,028.89	
6510 Sewer		7,886.44		3,235.02				11,121.46	
6515 Gas		167.67	173.91	174.78	174.78	185.78	3,341.17	7,868.78	
6520 Electric		518.94	594.27	622.54	549.53	791.75	1,490.33	6,565.79	
6525 Phone - Office		129.55				129.55	129.65	518.39	
6530 Trash Removal		10,506.60	12,796.50	12,831.50	12,796.50	12,796.50	12,924.95	87,449.05	
Total 6500 Utilities	\$	20,279.81	\$ 13,564.68	\$ 18,516.57	\$ 13,520.81	\$ 37,209.13	\$ 17,757.65	\$ 18,703.71	\$ 139,552.36
Total Expenses	\$	50,812.59	\$ 125,494.38	\$ 53,917.28	\$ 101,491.93	\$ 133,081.87	\$ 133,414.40	\$ 133,799.76	\$ 732,012.21
Net Operating Income	\$	1,477,640.41	-\$ 123,122.38	-\$ 44,448.05	-\$ 97,584.93	-\$ 123,086.87	-\$ 127,015.40	-\$ 124,563.76	\$ 837,819.02
Other Income									
8100 Interest Income		190.08	1,449.87	2,086.91	4,550.44	4,327.49	4,244.66	20,586.63	
8105 Insurance Claim Proceeds						480.00		480.00	
Total Other Income	\$	190.08	\$ 1,449.87	\$ 2,086.91	\$ 4,550.44	\$ 4,807.49	\$ 4,244.66	\$ 3,737.18	\$ 21,066.63
Net Other Income	\$	190.08	\$ 1,449.87	\$ 2,086.91	\$ 4,550.44	\$ 4,807.49	\$ 4,244.66	\$ 3,737.18	\$ 21,066.63
Net Income	\$	1,477,830.49	-\$ 121,672.51	-\$ 42,361.14	-\$ 93,034.49	-\$ 118,279.38	-\$ 122,770.74	-\$ 120,826.58	\$ 858,885.65

Balance Sheet
HOMESTEAD IN THE WILLOWS HOMEOWNERS ASSN
As of July 31, 2025

Distribution account	Total
Assets	
Current Assets	
Bank Accounts	
1005 CSB - Operating BOK 8701	
1010 Collegiate Peaks Bank 1598	59,200.00
1020 Collegiate Peaks Bank 2103	939,412.18
1090 Petty Cash - Administrative	
1095 Petty Cash - Tennis	
1100 Bill.com Money Out Clearing	48,164.06
Total for Bank Accounts	\$1,046,776.24
Accounts Receivable	
1200 Accounts Receivable	7,977.02
1205 Advertising Accounts Receivable	1,927.00
1210 Allowance For Doubtful Accounts	
Total for Accounts Receivable	\$9,904.02
Other Current Assets	
1305 Prepaid Expenses	11,272.65
1310 Prepaid Insurance	13,068.20
1315 Undeposited Funds	156.71
1810 Due From Reserve Fund - General	
1815 Due From Reserve Fund - Pool	
1820 Due From Reserve Fund - Tennis	3,960.00
1825 Due From Reserve Fund - Annual Fence	
Total for Other Current Assets	\$28,457.56
Total for Current Assets	\$1,085,137.82
Fixed Assets	
Other Assets	
Total for Assets	\$1,085,137.82
Liabilities and Equity	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 Accounts Payable	46,463.71
Total for Accounts Payable	\$46,463.71
Credit Cards	
Other Current Liabilities	
2310 Accrued Expenses	
2315 Accrued Salary Expense	

2320 Payroll Liabilities	0.03
2321 CO Income Tax	
2322 CO Paid Family and Medical Leave	-0.01
2323 CO Unemployment Tax	-0.02
2324 Federal Taxes (941/943/944)	-2,418.52
2325 Federal Unemployment (940)	-40.49
Total for 2320 Payroll Liabilities	<u>-\$2,459.01</u>
2330 Income Taxes Payable	
2337 Prepaid HOA Dues	
2340 Deferred Swim Club Rental Revenue	
2345 Deferred Homeowner Dues	
2350 Due To Reserve Fund - General	
2365 Due To Reserve Fund - Annual Fence	
2370 Due To Reserve Fund - Fence Assessment	1,924.97
Direct Deposit Payable	
Total for Other Current Liabilities	<u>-\$534.04</u>
Total for Current Liabilities	\$45,929.67
Long-term Liabilities	
Total for Liabilities	<u>\$45,929.67</u>
Equity	
3900 Retained Earnings	180,322.50
Net Income	858,885.65
3505 Distributions to Reserve Fund - General	
Total for Equity	<u>\$1,039,208.15</u>
Total for Liabilities and Equity	\$1,085,137.82

HOMESTEAD IN THE WILLOWS HOMEOWNERS ASSN
Budget vs. Actuals: Budget_FY25_P&L - FY25 P&L
 January - July, 2025

	Jul 2025				Total			
	Actual	Budget	over Budget	% of Budget	Actual	Budget	over Budget	% of Budget
Income								
4010 Single Home Dues		0.00	0.00		1,479,320.63	1,477,203.00	2,117.63	100.14%
4020 Townhome Dues		0.00	0.00		47,073.00	47,000.00	73.00	100.16%
4030 Associate Membership Dues		0.00	0.00		4,378.00	6,500.00	-2,122.00	67.35%
4210 Late Fees		200.00	-200.00	0.00%	1,813.60	1,250.00	563.60	145.09%
4230 Advertising Revenue	2,596.00	1,779.00	817.00	145.92%	18,986.00	15,791.00	3,195.00	120.23%
4240 Pool Revenue	40.00	0.00	40.00		460.00	0.00	460.00	
4250 Transfer Fees	6,600.00	2,400.00	4,200.00	275.00%	16,800.00	11,400.00	5,400.00	147.37%
4260 Association Fines		0.00	0.00		500.00	0.00	500.00	
4270 Tree Replacement Fund		0.00	0.00		0.00	0.00	0.00	
4300 Other Income		200.00	-200.00	0.00%	500.00	690.00	-190.00	72.46%
Total Income	\$ 9,236.00	\$ 4,579.00	\$ 4,657.00	201.70%	\$ 1,569,831.23	\$ 1,559,834.00	\$ 9,997.23	100.64%
Gross Profit	\$ 9,236.00	\$ 4,579.00	\$ 4,657.00	201.70%	\$ 1,569,831.23	\$ 1,559,834.00	\$ 9,997.23	100.64%
Expenses								
6000 Administrative			0.00		0.00	0.00	0.00	
6005 Salary Expense	7,293.12	7,083.00	210.12	102.97%	44,758.23	49,585.00	-4,826.77	90.27%
6010 Salary Expense - Newsletter Delivery	240.00	240.00	0.00	100.00%	1,680.00	1,680.00	0.00	100.00%
6015 Architectural Control Salary Expense	4,846.90	3,930.00	916.90	123.33%	26,015.23	27,500.00	-1,484.77	94.60%
6020 CO FMLI Payroll Expense		0.00	0.00		0.00	0.00	0.00	
6025 Fed and ST Unemployment Taxes (FUTA/SUTA)		41.64	-41.64	0.00%	0.00	291.69	-291.69	0.00%
6030 FICA/Medicare Tax - Employer	1,595.41	1,483.33	112.08	107.56%	9,794.19	10,383.35	-589.16	94.33%
6035 Income Tax Expense		0.00	0.00		0.00	0.00	0.00	
6040 Worker's Compensation	514.00	440.00	74.00	116.82%	1,445.00	1,320.00	125.00	109.47%
6045 Insurance Expense		0.00	0.00		80,651.00	59,500.00	21,151.00	135.55%
6050 Legal Expenses	0.00	580.00	-580.00	0.00%	8,257.50	5,125.00	3,132.50	161.12%
6055 Audit Expenses		0.00	0.00		7,850.00	4,000.00	3,850.00	196.25%
6060 Professional Fees	881.25	1,500.00	-618.75	58.75%	6,225.00	10,500.00	-4,275.00	59.29%
6065 Software Subscriptions	1,043.03	1,050.00	-6.97	99.34%	7,016.67	7,700.00	-683.33	91.13%
6070 Printing and Postage Expenses	469.65	800.00	-330.35	58.71%	4,655.48	4,195.00	460.48	110.98%
6075 Vandalism Repair Expense		0.00	0.00		0.00	0.00	0.00	
6080 Maintenance Expenses		400.00	-400.00	0.00%	3,154.45	7,200.00	-4,045.55	43.81%
6085 Snow Removal Expenses		0.00	0.00		1,386.00	1,231.00	155.00	112.59%
6090 Office Supplies		250.00	-250.00	0.00%	518.45	830.00	-311.55	62.46%
6095 Mileage Reimbursements		0.00	0.00		0.00	0.00	0.00	
6100 Bad Debt Expense		0.00	0.00		2,982.46	0.00	2,982.46	
6105 Membership Fees		0.00	0.00		320.00	300.00	20.00	106.67%
6110 Newsletter - Printing	1,385.81	1,414.00	-28.19	98.01%	10,491.60	9,721.00	770.60	107.93%
6115 Newsletter - Bags		0.00	0.00		426.59	430.00	-3.41	99.21%
6120 Meeting Expenses		0.00	0.00		219.34	700.00	-480.66	31.33%
6125 Social Committee Expenses	594.19	500.00	94.19	118.84%	792.63	3,300.00	-2,507.37	24.02%
6130 Bank Service Charges		0.00	0.00		87.32	50.00	37.32	174.64%
6135 Contributions/Gifts		0.00	0.00		4,753.99	2,000.00	2,753.99	237.70%
6140 Pool/Tennis Keys			0.00		-20.00	0.00	-20.00	
6145 Miscellaneous Expenses	496.35	0.00	496.35		3,097.97	300.00	2,797.97	1032.66%
Total 6000 Administrative	\$ 19,359.71	\$ 19,711.97	-\$ 352.26	98.21%	\$ 226,559.10	\$ 207,842.04	\$ 18,717.06	109.01%
6200 Land Maintenance		0.00	0.00		237.42	0.00	237.42	
6205 Salary Expense - Land Maintenance	5,620.00	4,960.00	660.00	113.31%	28,560.00	34,720.00	-6,160.00	82.26%
6210 Maintenance Contract	5,231.00	5,413.00	-182.00	96.64%	31,386.00	37,891.00	-6,505.00	82.83%
6215 Snow Removal Expenses - HOA		0.00	0.00		3,315.00	7,916.69	-4,601.69	41.87%
6220 R/M - Walkways	874.41	821.00	53.41	106.51%	8,772.19	8,063.00	709.19	108.80%
6225 R/M - Trees & Pruning		0.00	0.00		26,174.00	33,500.00	-7,326.00	78.13%
6230 Non-Contract Pruning & Spraying		625.00	-625.00	0.00%	2,340.00	1,250.00	1,090.00	187.20%
6235 R/M - Sod, RR Ties, Benches		0.00	0.00		0.00	3,000.00	-3,000.00	0.00%
6240 Sprinkler Maintenance Contract	2,449.00	2,449.00	0.00	100.00%	9,796.00	12,245.00	-2,449.00	80.00%

6245 R/M Sprinkler	21,503.83	5,782.00	15,721.83	371.91%	38,520.61	22,142.00	16,378.61	173.97%
6250 Tree Replacement Expense		0.00	0.00		12,430.20	9,900.00	2,530.20	125.56%
6255 Flower Bed Maintenance		300.00	-300.00	0.00%	227.50	1,300.00	-1,072.50	17.50%
6260 Fence Repair Expenses		0.00	0.00		1,440.00	250.00	1,190.00	576.00%
6265 Special Projects & Repairs		200.00	-200.00	0.00%	1,096.26	800.00	296.26	137.03%
6270 Land Maintenance - Misc.	108.26	200.00	-91.74	54.13%	1,541.65	1,500.00	41.65	102.78%
Total 6200 Land Maintenance	\$ 35,786.50	\$ 20,750.00	\$ 15,036.50	172.47%	\$ 165,836.83	\$ 174,477.69	-\$ 8,640.86	95.05%
6300 Pool			0.00		0.00	0.00	0.00	
6305 Pool Management Contract	40,800.00	40,800.00	0.00	100.00%	132,600.00	132,600.00	0.00	100.00%
6310 Pool Supplies - Janitorial	270.74	750.00	-479.26	36.10%	832.18	2,250.00	-1,417.82	36.99%
6315 Pool Supplies - Chemicals	9,678.85	5,800.00	3,878.85	166.88%	25,505.06	14,500.00	11,005.06	175.90%
6320 Pool Supplies - Office	719.41	600.00	119.41	119.90%	1,553.55	2,100.00	-546.45	73.98%
6325 R/M Pools	574.20	1,000.00	-425.80	57.42%	3,918.19	3,500.00	418.19	111.95%
6330 R/M Pool Buildings	2,047.20	250.00	1,797.20	818.88%	15,531.06	2,100.00	13,431.06	739.57%
6335 R/M Pool Equipment	1,759.93	2,000.00	-240.07	88.00%	2,654.18	8,000.00	-5,345.82	33.18%
6345 Telephone		0.00	0.00		399.63	0.00	399.63	
6350 Pool Opening/Closing		0.00	0.00		1,015.98	1,000.00	15.98	101.60%
6355 Bathroom Expenses		0.00	0.00		2,245.00	1,600.00	645.00	140.31%
6360 Special Events	1,064.00	0.00	1,064.00		1,064.00	0.00	1,064.00	
6365 Miscellaneous Pool Expenses		0.00	0.00		0.00	0.00	0.00	
Total 6300 Pool	\$ 56,914.33	\$ 51,200.00	\$ 5,714.33	111.16%	\$ 187,318.83	\$ 167,650.00	\$ 19,668.83	111.73%
6400 Tennis			0.00		0.00	0.00	0.00	
6405 Salary Expense	1,055.00	1,013.25	41.75	104.12%	6,288.33	7,092.75	-804.42	88.66%
6410 Supplies and Maintenance	953.08	696.58	256.50	136.82%	2,451.21	4,876.06	-2,424.85	50.27%
6415 Cleaning Expenses		0.00	0.00		0.00	0.00	0.00	
6420 Pickleball Expenses		0.00	0.00		0.00	0.00	0.00	
6425 Repair Expenses		125.00	-125.00	0.00%	165.00	875.00	-710.00	18.86%
6430 Keys/Locks	27.43	41.67	-14.24	65.83%	320.55	291.69	28.86	109.89%
6435 Tennis Program Funding	1,000.00	100.00	900.00	1000.00%	3,520.00	700.00	2,820.00	502.86%
Total 6400 Tennis	\$ 3,035.51	\$ 1,976.50	\$ 1,059.01	153.58%	\$ 12,745.09	\$ 13,835.50	-\$ 1,090.41	92.12%
6500 Utilities			0.00		0.00	0.00	0.00	
6505 Water		0.00	0.00		26,028.89	34,500.00	-8,471.11	75.45%
6510 Sewer		0.00	0.00		11,121.46	300.00	10,821.46	3707.15%
6515 Gas	3,650.69	2,405.00	1,245.69	151.80%	7,868.78	8,576.00	-707.22	91.75%
6520 Electric	1,998.43	2,700.00	-701.57	74.02%	6,565.79	8,300.00	-1,734.21	79.11%
6525 Phone - Office	129.64	130.00	-0.36	99.72%	518.39	910.00	-391.61	56.97%
6530 Trash Removal	12,924.95	13,617.00	-692.05	94.92%	87,449.05	89,319.00	-1,869.95	97.91%
Total 6500 Utilities	\$ 18,703.71	\$ 18,852.00	-\$ 148.29	99.21%	\$ 139,552.36	\$ 141,905.00	-\$ 2,352.64	98.34%
Total Expenses	\$ 133,799.76	\$ 112,490.47	\$ 21,309.29	118.94%	\$ 732,012.21	\$ 705,710.23	\$ 26,301.98	103.73%
Net Operating Income	-\$ 124,563.76	-\$ 107,911.47	-\$ 16,652.29	115.43%	\$ 837,819.02	\$ 854,123.77	-\$ 16,304.75	98.09%
Other Income								
8100 Interest Income	3,737.18		3,737.18		20,586.63	0.00	20,586.63	
8105 Insurance Claim Proceeds			0.00		480.00	0.00	480.00	
Total Other Income	\$ 3,737.18	\$ 0.00	\$ 3,737.18		\$ 21,066.63	\$ 0.00	\$ 21,066.63	
Net Other Income	\$ 3,737.18	\$ 0.00	\$ 3,737.18		\$ 21,066.63	\$ 0.00	\$ 21,066.63	
Net Income	-\$ 120,826.58	-\$ 107,911.47	-\$ 12,915.11	111.97%	\$ 858,885.65	\$ 854,123.77	\$ 4,761.88	100.56%

Homestead in the Willows HOA Reserve Profit and Loss January - July, 2025

	Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	Jul 2025	Total
Income								
4210 Late Fees - Perimeter Fence				25.00	875.00	269.36	50.00	1,219.36
4300 Perimeter Fence Special Assmt Income			3,616.66		0.00			3,616.66
4600 Miscellaneous Income				0.00	0.00	0.04		0.04
Total Income	\$ 0.00	\$ 0.00	\$ 3,616.66	\$ 25.00	\$ 875.00	\$ 269.40	\$ 50.00	\$ 4,836.06
Gross Profit	\$ 0.00	\$ 0.00	\$ 3,616.66	\$ 25.00	\$ 875.00	\$ 269.40	\$ 50.00	\$ 4,836.06
Expenses								
6060 Professional Fees	5,412.50	2,900.00						8,312.50
6090 Business Office Expenses	55,937.50	90,948.50	65,937.50		83,241.26		2,501.37	298,566.13
6100 Bad Debt Expense			-0.01		6,225.00			6,224.99
6130 Bank Service Charges	25.00	25.00	25.00		25.00			100.00
6270 Landscape Expenses		6,720.00	11,960.00				9,458.82	28,138.82
6290 Perimeter Fence - Other			-150.00					-150.00
6365 Pool Expenses			5,233.51		14,684.10		965.08	20,882.69
Total Expenses	\$ 61,375.00	\$ 100,593.50	\$ 83,006.00	\$ 0.00	\$ 104,175.36	\$ 0.00	\$ 12,925.27	\$ 362,075.13
Net Operating Income	-\$ 61,375.00	-\$ 100,593.50	-\$ 79,389.34	\$ 25.00	-\$ 103,300.36	\$ 269.40	-\$ 12,875.27	-\$ 357,239.07
Other Income								
8100 Interest Income	808.79	1,098.23	1,098.79	1,137.81	1,639.44	1,474.60	1,542.85	8,800.51
Total Other Income	\$ 808.79	\$ 1,098.23	\$ 1,098.79	\$ 1,137.81	\$ 1,639.44	\$ 1,474.60	\$ 1,542.85	\$ 8,800.51
Net Other Income	\$ 808.79	\$ 1,098.23	\$ 1,098.79	\$ 1,137.81	\$ 1,639.44	\$ 1,474.60	\$ 1,542.85	\$ 8,800.51
Net Income	-\$ 60,566.21	-\$ 99,495.27	-\$ 78,290.55	\$ 1,162.81	-\$ 101,660.92	\$ 1,744.00	-\$ 11,332.42	-\$ 348,438.56

Balance Sheet
Homestead in the Willows HOA Reserve
As of July 31, 2025

Distribution account	Total
Assets	
Current Assets	
Bank Accounts	
1010 First American State Bank 6761	509,882.19
Total for Bank Accounts	\$509,882.19
Accounts Receivable	
1200 Accounts Receivable	860,356.56
Total for Accounts Receivable	\$860,356.56
Other Current Assets	
1315 Undeposited Funds	-1,008.31
1810 Due From Operating Fund - General	
1825 Due From Operating Fund - Annual Fence	
1830 Due From Operating Fund - Fence Assessment	1,924.97
Total for Other Current Assets	\$916.66
Total for Current Assets	\$1,371,155.41
Fixed Assets	
Other Assets	
Total for Assets	\$1,371,155.41
Liabilities and Equity	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 Accounts Payable	
Total for Accounts Payable	0.00
Credit Cards	
Other Current Liabilities	
2205 First American St Bk - LOC 6555	
2305 Interest Payable	
2306 Accrued Expenses	
2345 Deferred Homeowner Dues/Assessments	
2347 Prepaid Fence Assessments	
2350 Due To Operating Fund - General	
2355 Due To Operating Fund - Pool	
2365 Due To Operating Fund - Annual Fence	
Total for Other Current Liabilities	0.00
Total for Current Liabilities	0.00
Long-term Liabilities	
Total for Liabilities	0.00
Equity	
3900 Retained Earnings	1,719,593.97
Net Income	-348,438.56
Transfer From Operating Acct	
Total for Equity	\$1,371,155.41
Total for Liabilities and Equity	\$1,371,155.41