

**Austin Lake HOA**

**October 3, 2022 Treasurer's Report**

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**Bank account balances as of September 6, 2022**

Operating Account	\$57,624.70
Community Development Fund	\$16,222.61
Reserve Fund	<u>\$65,318.49</u>
<b>TOTAL</b>	<b>\$139,165.80</b>

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

Clubhouse rentals: \$225

**Expenses incurred since prior meeting**

(\$3,933.49) – includes recurring expenses for water, electricity, pool, cable/internet, landscaping, etc. as well as pool leak repair (1,600)

**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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**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**

16 events occurred to-date; 2 additional scheduled

**Austin Lake Homeowners Association October 3rd, 2022 Income Statement**

**OPERATING BUDGET**

<b>Income</b>			<u>YTD Actuals</u>
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	16,621
	Pool Maintenance	8,400	7,633
	Lake Maintenance	2,450	1,608
Clubhouse	Maintenance	3,300	5,560
	Electricity	4,500	3,469
	Gas	1,500	1,000
	Water	3,500	3,357
	Telephone / Internet	1,900	1,476
Community Dvelopment 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

<b>Total Expenses</b>	<b>67,505</b>	<b>47,246</b>
<b>Contribution to Reserves</b>	<b>32,845</b>	<b>53,916</b>

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)