

Retreat Landowners Association
Balance Sheet
 As of April 30, 2022

	Apr 30, 22
ASSETS	
Current Assets	
Checking/Savings	
Checking - Key Bank	5,101.61
Money Market - Key Bank	
Contingency Fund	1,422.00
Equipment Reserve	5,000.00
General Funds	60,121.77
Total Money Market - Key Bank	66,543.77
Total Checking/Savings	71,645.38
Total Current Assets	71,645.38
Fixed Assets	
Accumulated Depreciation	-123,218.63
Dry Hydrants	
Upper Miller Fork	1,791.00
Total Dry Hydrants	1,791.00
Equipment	
1993 Champion Road Grader	43,554.00
1994 John Deere 410D	22,814.00
2005 Chevy Snow Plow Truck	18,799.54
2013 John Deere 772G	93,330.00
Camera	601.80
Misc. Equipment Tools	7,000.00
Total Equipment	186,099.34
GHAVFD 10,000 Gal Water Tank	
Leaping Bobcat Lane	14,124.74
Total GHAVFD 10,000 Gal Water Tank	14,124.74
Pole Barn	21,874.00
Total Fixed Assets	100,670.45
TOTAL ASSETS	172,315.83
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Excess Water Reserve Monies	7,478.03
Prepaid Assessments	400.00
Total Other Current Liabilities	7,878.03
Total Current Liabilities	7,878.03
Total Liabilities	7,878.03
Equity	
Net Assets	
Bulwark Ridge	2,750.75
Contingency Fund	6,693.00
Equipment Reserve	10,000.00

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Operating Funds	59,983.51
Total Net Assets	79,427.26
Retained Earnings	70,187.67
Net Income	14,822.87
Total Equity	164,437.80
TOTAL LIABILITIES & EQUITY	<u>172,315.83</u>

Retreat Landowners Association Profit & Loss

April 2022

	Apr 22	Aug '21 - Apr 22
Income		
Interest Income	0.56	114.05
Landown's Assessment 8/19-7/20	0.00	300.00
Landown's Assessment 8/20-7/21	0.00	400.00
Landown's Assessment 8/21-7/22	600.00	62,500.00
Special Assessment - GHVFD	200.00	8,300.00
Special Assessment - Water Res.	0.00	100.00
Transfer Fees	100.00	900.00
Total Income	900.56	72,614.05
Cost of Goods Sold		
GHVFD Donation	0.00	7,400.00
Total COGS	0.00	7,400.00
Gross Profit	900.56	65,214.05
Expense		
Accounting	45.00	727.50
Administration		
Copies	0.00	48.91
Management Fee	30.00	1,035.00
Membership Directories	0.00	57.40
Miscellaneous	240.00	1,351.98
Office Supplies	0.00	8.96
Postage	1.16	67.35
Website	0.00	156.00
Total Administration	271.16	2,725.60
Environmental		
Fire Restoration	0.00	3,758.31
Tree Chip & Haul	0.00	5,187.00
Total Environmental	0.00	8,945.31
Misc. Fees/Costs		
Insurance	972.00	5,596.78
Legal Fees	200.00	2,500.50
Utilities	32.38	235.53
Water Assessment - Annual	560.00	560.00
Total Misc. Fees/Costs	1,764.38	8,892.81
Newsletter Postage & Copying	0.00	76.40
Road Maintenance		
Contract Services	0.00	5,577.00
Culvert Upgrade/Maintenance	0.00	0.00
Equipment Fuel	0.00	2,033.85
Equipment Misc	0.00	1,712.34
Equipment Rental	0.00	1,151.47
Equipment Repairs & Maintenance	0.00	5,828.14
Materials - Road Base	0.00	11,689.51
Snow Removal	0.00	1,031.25

Retreat Landowners Association
Profit & Loss
April 2022

	Apr 22	Aug '21 - Apr 22
Total Road Maintenance	0.00	29,023.56
Total Expense	2,080.54	50,391.18
Net Income	-1,179.98	14,822.87