

Retreat Landowners Association
Balance Sheet
 As of April 30, 2021

	Apr 30, 21
ASSETS	
Current Assets	
Checking/Savings	
Checking - Key Bank	50,016.35
Money Market - Key Bank	
Contingency Fund	1,422.00
Equipment Reserve	35,000.00
General Funds	83,612.70
Total Money Market - Key Bank	120,034.70
Total Checking/Savings	170,051.05
Total Current Assets	170,051.05
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
Camera	601.80
Misc. Equipment Tools	7,000.00
Total Equipment	92,769.34
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	7,340.45
TOTAL ASSETS	177,391.50
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Excess Water Reserve Monies	7,478.03
Prepaid Assessments	1,400.00
Total Other Current Liabilities	8,878.03
Total Current Liabilities	8,878.03
Total Liabilities	8,878.03
Equity	
Net Assets	
Bulwark Ridge	2,750.75
Contingency Fund	6,693.00
Equipment Reserve	10,000.00
Operating Funds	59,983.51

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Balance Sheet
As of April 30, 2021

	<u>Apr 30, 21</u>
Total Net Assets	79,427.26
Retained Earnings	55,692.38
Net Income	<u>33,393.83</u>
Total Equity	168,513.47
TOTAL LIABILITIES & EQUITY	<u><u>177,391.50</u></u>

Retreat Landowners Association Profit & Loss

April 2021

	Apr 21	Aug '20 - Apr 21
Income		
Interest Income	0.99	233.29
Landown's Assessment 8/18-7/19	0.00	300.00
Landown's Assessment 8/19-7/20	0.00	300.00
Landown's Assessment 8/20-7/21	600.00	63,200.00
Landowner Assessment 8/17-7/18	0.00	300.00
Other (includes late fees)	0.00	200.00
Special Assessment - GHVFD	100.00	8,350.00
Transfer Fees	100.00	1,000.00
Total Income	800.99	73,883.29
Cost of Goods Sold		
GHVFD Donation	0.00	8,050.00
Total COGS	0.00	8,050.00
Gross Profit	800.99	65,833.29
Expense		
Accounting	0.00	700.00
Administration		
Bank Charges	0.00	44.00
Copies	0.00	98.59
Management Fee	60.00	907.50
Membership Directories	0.00	21.52
Miscellaneous	110.00	391.24
Newsletter Expenses	0.00	28.70
Office Supplies	42.46	298.40
Postage	6.55	221.70
Website	0.00	156.00
Total Administration	219.01	2,167.65
Environmental		
Fire Restoration	1,195.74	1,195.74
Forest Management	297.00	840.30
Tree Chip & Haul	0.00	8,913.02
Total Environmental	1,492.74	10,949.06
Misc. Fees/Costs		
Insurance	0.00	5,111.21
Legal Fees	763.00	2,615.00
Utilities	94.06	286.15
Water Assessment - Annual	540.00	540.00
Misc. Fees/Costs - Other	0.00	267.00
Total Misc. Fees/Costs	1,397.06	8,819.36
Road Maintenance		
Contract Services	0.00	1,533.00
Culvert Upgrade/Maintenance	346.50	346.50
Equipment Fuel	0.00	864.89
Equipment Rental	0.00	662.91

Retreat Landowners Association Profit & Loss

April 2021

	<u>Apr 21</u>	<u>Aug '20 - Apr 21</u>
Equipment Repairs & Maintenance	966.95	2,320.59
Labor - Road Maintenance	726.00	2,112.00
Snow Removal	1,600.50	1,963.50
Total Road Maintenance	<u>3,639.95</u>	<u>9,803.39</u>
Total Expense	<u>6,748.76</u>	<u>32,439.46</u>
Net Income	<u>-5,947.77</u>	<u>33,393.83</u>