



**STATEMENT OF REVENUES, EXPENSES AND CHANGES IN FUND BALANCES AS OF  
JUNE 30, 2022**

**GENERAL ACCOUNT**

<b>Beginning Balance</b>		
As of Fiscal Year Ending 08/31/2020	\$	76,631.58
<b>Income</b>		
Total Income	\$	5,783.34
<b>Subtotal</b>	\$	82,414.92
<b>Expenses</b>		
Total Expenses		(11,595.32)
<b>Balance as of 6/30/2022</b>		70,819.60
<b>Restricted Funds Retention Pond O&amp;M Fund - At limit set by membership</b>		(5,000.00)
<b>Restricted Funds Legal Costs (PLUS Collected Lien Costs LESS Lien Costs Spent)</b>		(17,311.32)
<b>Unrestricted Funds Available</b>	\$	48,508.28

**BEACH ROAD ACCOUNT**

<b>Beginning Balance</b>		
As of Fiscal Year Ending 08/31/2020	\$	64,699.35
<b>Income</b>		
Total Income	\$	9,656.64
<b>Subtotal</b>	\$	74,355.99
<b>Expenses</b>		
Total Expenses		(76.59)
<b>Balance as of 6/30/2022</b>		74,279.40
<b>Unrestricted Funds Available</b>	\$	74,279.40

Reviewed and Presented by:

*Annemarie Montera*

*June 3, 2022*

Annemarie Montera

SAPOA Treasurer

Date:

**TREASURER'S COMBINED INCOME STATEMENT FISCAL YEAR 2020 - 2021 TO DATE**

**as of 06/30/2022**

**RECEIPTS**

**General Account**

Current Years Dues	\$	10,068.06	
<b>Refund Dues</b>	\$	<b>(50.00)</b>	
<b>Returned Check (NSF)</b>	\$	-	\$ 10,018.06
Prior Year's Dues	\$		4,227.28
Late Fees/Lien Fees Collected	\$		395.00
<b>Pre-paid dues 2022-2023</b>	\$		<b>1,078.06</b>
MBR Key deposits	\$		(10.00)
Interest			59.94
MISC	\$		5.00
Misc: Transfer to MBR for Reserve Transfer	\$		(9,595.00)
Misc: Transfer to Legal/Emergency Fund			
			<b>6,178.34</b>

*Key deposits collected  
LESS cost of keys*

*Deposited TO MBR  
Account*

**Moved \$2000 to Restricted Funds LESS Costs for Legal Expenses**

**Beach Road Account**

Dues: Transferred from Prior Years Dues Collected	\$		-
Misc: Operating Reserve Transfer	\$		9,595.00
MBR Key Deposits	\$		-
Interest			61.64
	\$		<b>9,656.64</b>

*Deposit FROM Operating*

**TOTAL RECEIPTS** \$ **15,834.98**

**DISBURSEMENTS**

**General Account**

**Member Communication**

Annual Post Office Box Rental Fee	\$	-	* Paid in previous year for this year
Newsletters, ballots and other correspondence costs	\$	(294.36)	
Misc office costs	\$	-	
Web Domain Registration	\$	(63.91)	** Paid in 2020-2021 FY for additional 3 Years to cover 5 years of total cost
Web Hosting	\$	(943.45)	*** Includes 1 month with old host company and new hosting company paid for 5 years

**Membership Meetings**

Meeting Room Rent	\$	(360.00)	<b>Note - Hall Holding \$150 Refundable Deposit</b>
Membership Meetings - Refreshments/Supplies	\$	(163.09)	
<b>Storage Facility</b>	\$	<b>(600.00)</b>	

**Professional Fees**

**Insurance**

Board of Directors Liability	\$	(2,201.49)	
General Liability	\$	(6,262.00)	

**Taxes & Assessments**

Taxes - Property	\$	(5.93)	
IRS - Annual Taxes	\$	(193.80)	
DNR Fire Prev Assessment	\$	(18.20)	
Boat Ramp Taxes	\$	(197.54)	**** Includes - 3 PRIOR Years Taxes, Penalties and Interest
WA State DNR - Aquatic Annual Fee	\$	-	
Corporation Annual Filing Fee	\$	(20.00)	

**Legal Costs (from Reserves) LESS Fees Collected**

Plat Architectural Supervision	\$	(218.50)	Deducted or added to/from Legal Reserves
Common Property O&M	\$	-	
Emergency Fund Expenses	\$	(53.05)	
	\$		-

\$ (11,595.32)

**GENERAL ACCOUNT CHANGE IN NET ASSETS** \$ **(5,416.98)**

**Beach Road Account**

Repairs/Maintenance	\$	(76.59)	
MBR Keys	\$	-	
	\$		(76.59)

**MBR ACCOUNT CHANGE IN NET ASSETS** \$ **9,580.05**

**TOTAL DISBURSEMENTS** \$ **(11,671.91)**

**COMBINED CHANGE IN NET ASSETS** 6/30/2022 \$ **4,163.07**

## 2021-2022 APPROVED BUDGET

CATEGORY	2021-2022 BUDGET	ACTUAL EXPENDITURES as of 06/30/2022	2021-2022 VARIANCE	% of Dues Budgeted to Projected Dues	Dues Allocation to Budgeted Expenses per Owner
<b>Member Communication</b>	\$ 4,050.00	\$ (1,824.81)	\$ 2,225.19	20.10%	\$ 10.05
(includes Newsletter, Ballots, meeting room and supplies, Web site costs, postage, post office box fee and office supply costs)					
<b>Storage Facility</b>	\$ 600.00	\$ (600.00)	\$ -	2.98%	\$ 1.49
<b>Professional Services</b>					
Insurance	\$ 8,000.00	\$ (8,463.49)	\$ (463.49)	39.70%	\$ 19.85
Taxes, filing fees and assessments	\$ 250.00	\$ (435.47)	\$ (185.47)	1.24%	\$ 0.62
Legal Expense/Reimbursed Collection Fees/NSF Costs					
UNREIMBURSED Collection Costs	\$ -	\$ -	\$ -	0.00%	\$ -
<b>Retention Pond O&amp;M Restricted Funds Allowance</b>	<b>** Reserved Funds Maximum of \$5,000 has been reached</b>				
<b>Common Properties Maintenance Fund</b>	\$ 1,000.00	\$ (53.05)	\$ 946.95	4.96%	\$ 2.48
<b>Plat Architectural Supervision</b>	\$ 100.00	\$ -	\$ 100.00	0.50%	\$ 0.25
<b>Emergency Fund Expenses</b>	\$ 150.00	\$ -	\$ 150.00	0.74%	\$ 0.37
<b>MBR RESERVE FUND CONTRIBUTION</b>	\$ 4,000.00	\$ (4,000.00)	\$ -	19.85%	\$ 9.93
<b>EMERGENCY/LEGAL RESERVE FUND CONTRIBUTION</b>	\$ 2,000.00	\$ (2,000.00)	\$ -	9.93%	\$ 4.96
<b>TOTALS</b>	\$ 20,150.00	\$ (17,376.82)	\$ 2,773.18		\$ 50.00

**\$184.80 for PAST 3  
Years Taxes,  
Penalties and  
Interest**

**13.76%**

<b>Projected Income for Budget based on 403 Members</b>	\$ 20,150.00
<b>Actual Dues Collected to Date</b>	\$ 18,890.00
<b>2021-2022 UNCOLLECTED PROJECTED DUES PAYABLE</b>	\$ (1,260.00) <span style="float: right;">-6.25%</span>