

PANORAMIC HEIGHTS HOMEOWNERS ASSOCIATION
BOARD TREASURER REPORT

Through Month of: **April / May**
 Report Date: June 22, 2020

(Year: April 1 to March 31)

CURRENT MONTH EXPENSES (April & May)		
Description	Current Month	Note
Benton PUD Electric Bill for April	\$8.63	April
Preszler and Bunch, PLLC Legal Fees	\$125.00	April
Stamps and Print Paper	\$66.16	April
Secretary of State Annual Report Fee	\$10.00	May
Senske Services - Monthly Service	\$1,938.52	April/May
Eagle Rock, LLC, for Ground Cover	\$324.37	May
State Farm HOA yearly Insurance	\$2,160.00	May
Benton PUD Electric Bill for May	\$10.07	May
Senske Services - Irrigation Repair	\$124.89	May
<i>Total Amount for This Report</i>	\$4,767.64	

CURRENT REVENUE (April / May)		
Description	Current Month	Year to Date
Annual HOA Dues - April	\$515.00	
Payments On-line - April	\$0.00	
Annual HOA Dues - May	\$12,064.55	
Payments On-line - May	\$3,998.42	
Totals	\$16,577.97	\$16,577.97

Proposed Annual Dues (Approved 2020-2021 Budget)		
Description	Amount	Total
Phase 1 & 2 (148 Lots)	\$165.00	\$24,420
Phase 3 (11 Lots)	\$155.00	\$1,705
Total HOA Dues Planned		\$26,125

FUTURE EXPENSES		
Description	Amount	Est. Month
Entry Way Lights	\$300.00	2020
Mailbox Lighting	\$3,000.00	2020
Quickbook Purchase	\$220.00	2020
Senske Monthly Maint. Contract	\$969.26	Monthly
Additional Attorney Fees	TBD	2020
Website Development for On-line Pay	TBD	May
<i>Total Estimated Amount</i>	\$4,489.26	

ACCOUNTS RECEIVABLE		
Description	Amount	No. Accounts
HOA Dues - 2020-21 Year	\$10,200.00	62
HOA Dues - 2019-20 Year	\$1,775.00	9
HOA Dues - 2018-19 Year	\$1,050.00	6
HOA Dues - 2017-18 Year	\$510.00	3
HOA Dues - 2016-17 Year	\$475.00	3
HOA Dues - 2015-16 Year	\$160.00	1
HOA Dues - 2014-15 Year	\$155.00	1
HOA Dues - 2013-14 Year	\$155.00	1
<i>Total Amount Due</i>	\$14,480.00	

EXPENSES (Approved 2020-2021 Budget)		
Description	Budget Amount	YTD
Common Area Lawn Maintenance	\$12,350	1938.52
Tree Pruning Maintenance	\$500	0.00
Administration Expenses	\$800	66.16
Irrigation System Maintenance & Repair	\$4,500	124.89
Irrigation Electrical Power	\$275	18.70
General Liability & Board Insurance	\$2,500	2160.00
Accounting Expenses	\$450	10.00
Web Site Expenses	\$1,200	0.00
Capital Improvements	\$3,300	0.00
Mail Box Repair / Maintenance	\$300	0.00
Legal Fees	\$4,000	125.00
Misc Expenses	\$425	324.37
		15.6%
<i>Total Amount</i>	\$30,600.00	4767.64

BANKING	Amount	Date
Checking Account Balance	\$48,358.08	May 31, 2020
Savings Account Balance	\$5,002.00	May 31, 2020
Available Funds -vs- Budget	Annual Budget	Reserves (Mo.)
Available Reserves in Months	\$30,600.00	20.9

Monthly Notes:

- Nine homes have sold or in process of selling since April 1, 2020.
- Working with long term over due accounts.
- Three past due accounts have paid up during April & May.
- PHHA Insurance policy was \$340 less than estimated amount.
- On-line payment option used by 24 Homeowners since start
- Checking Account Balance is approx. same this time last year.

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