

**PANORAMIC HEIGHTS HOMEOWNERS ASSOCIATION**  
**BOARD TREASURER REPORT**

Through Month of: **January**  
 (Year: April 1 to March 31) Report Date: **February 14, 2022**

CURRENT MONTH EXPENSES		
Description	Current Month	Note
Epic Lawn Care - Lawn Maintenance	\$904.37	January
Benton PUD Monthly	\$21.18	January
Preszler & Bunch, Legal Fee	\$1,584.39	January
<b>Total Amount for This Report</b>		
	\$2,509.94	

CURRENT REVENUE		
Description	Current Month	Year to Date
Payments by Check	\$0.00	\$12,025.00
Payments On-line (Less Fee)	\$0.00	\$9,601.82
<b>Total HOA Dues Received</b>		
	\$0.00	\$21,626.82

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
<b>Total HOA Dues Planned</b>		
		\$26,125

FUTURE EXPENSES		
Description	Amount	Est. Month
Quickbook Purchase	\$220.00	TBD
Epic Lawns - Monthly Maint. Contract	\$904.37	Monthly
Additional Attorney Fees	TBD	2022
<b>Total Estimated Amount</b>		
	\$1,124.37	

ACCOUNTS RECEIVABLE		
Description	Amount	No. Accounts
Current Year	\$5,480.45	23
Long Term Debt	\$2,535.00	11
<b>Total Amount Due</b>		
	\$8,015.45	

EXPENSES (Approved 2021-2022 Budget)		
Description	Budget Amount	YTD
Common Area Lawn Maintenance	\$12,350	\$8,139.33
Tree Pruning Maintenance	\$500	\$521.28
Administration Expenses	\$800	\$157.10
Irrigation System Maint. & Repair	\$4,500	\$2,886.38
Irrigation Electrical Power	\$275	\$105.54
General Liability & Board Insurance	\$2,500	\$2,160.00
Accounting Expenses	\$450	\$50.91
Web Site Expenses	\$1,200	\$0.00
Capital Improvements	\$3,300	\$0.00
Mail Box Repair / Maintenance	\$300	\$434.40
Legal Fees	\$4,000	\$2,975.01
Misc Expenses	\$425	\$0.00
	<b>% Spent YTD</b>	<b>57.0%</b>
<b>Total Amount</b>		
	\$30,600.00	\$17,429.95

BANKING	Amount	Date
Checking Account Balance	\$47,047.87	February 1, 2022
Savings Account Balance	\$5,004.56	February 1, 2022
<b>Available Funds -vs- Budget</b>	<b>Annual Budget</b>	<b>Reserves (Mo.)</b>
Available Reserves in Months	\$30,600.00	20.4

**Monthly Notes:**

- Working with long term over due accounts.
- On-line payment option used by many Homeowners to date
- 83% of Planned Revenue Received YTD.

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