

# English Country Manor I Condominium

## Balance Sheet

01/31/2022

### Assets

Accounts Receivable	95,853.33
Automated cash handling	(265.00)
Manor Event Checking	4,218.75
MM Manor House Event Checking	6,814.74
APGFCU #2362	124,336.65
	5.00
APGFCU CD#2362-30 - 2/11/23	54,497.68
APGFCU CD#2362-31 - 12/20/17	26,637.48
MM Phase 1&2 90421	149,098.27
APG MM-22	2,501.34
First National CD#138-9/27/21	103,471.16
First National MM#119-Undesignated	366,185.64

### Total Assets

933,355.04

### Liabilities

Prepaid Accounts Receivable	21,266.25
Accounts Payable - Net Total	5,604.00

### Total Liabilities

26,870.25

### Net Worth

Current Operation Funds	(385,608.15)
Retained Earnings	1,296,363.12
Net Income	(4,270.18)

### Total Net Worth

906,484.79

### Total Net Worth and Liabilities

933,355.04

# English Country Manor I Condominium

## Revenues and Expenses Statement

From 01/01/2022 to 01/31/2022

Current Period

### Revenues

Association/Condo Fees	55,792.00
Interest Income	356.37
Cost Share Phase II	2,540.80
Homeowner Repairs Reimbursed	1,920.37

<b>Total Revenue</b>	<b>60,609.54</b>
----------------------	------------------

### Expenses

Repairs & Maintenance	9,684.75
Janitorial Breezeways	4,955.50
Owner Reimbursable Expense	1,920.37
Insurance Claims	2,103.18
Repair-water leaks	2,033.43
Management Fees	3,372.00
Insurance Premiums	15,256.20
Legal Fees-Collections	300.00
Office/Postage Exp.	769.50
Electric Manor House	3,371.42
BGE Phase I	997.89
Electric 200/202 Thames	189.11
Cable - Fios	177.16
Alarm System-Verizon	247.51
Alarm System-Town Security	215.40
Water	6,467.19
Sewer	3,394.77
Repair & Maint. MH-CS	180.00
MH Repairs Maintenance 20%x56%	3,725.00
Fire Safety, Extinguishers-CS	962.34
Snow Removal-CS	4,557.00

<b>Total Expense</b>	<b>64,879.72</b>
----------------------	------------------

<b>Net Income</b>	<b>(4,270.18)</b>
-------------------	-------------------

# English Country Manor I Condominium

## Income and Expense Comparative Statement

From 01/01/2022 to 01/31/2022

	<u>January 2022</u>		<u>January to January</u>			<u>Yearly Budgets</u>	
	<u>Actual</u>	<u>Budget</u>	<u>Actual</u>	<u>Budget</u>	<u>Var. \$</u>	<u>Current</u>	<u>Last Year</u>
<b><u>Revenues</u></b>							
Association/Condo Fees	55,792	55,792	55,792	55,792		669,504	654,720
Interest Income	356	208	356	208	148	2,500	9,000
Insurance Claim Income							10,000
Pool Revenue		42		42	(42)	500	500
Cost Share Phase II	2,541	5,309	2,541	5,309	(2,768)	63,713	60,624
Homeowner Repairs Reimbursed	1,920	1,667	1,920	1,667	253	20,000	10,000
Homeowner Insurance Deductible		1,667		1,667	(1,667)	20,000	20,000
<b>Total Revenues</b>	<b>60,609</b>	<b>64,685</b>	<b>60,609</b>	<b>64,685</b>	<b>(4,076)</b>	<b>776,217</b>	<b>764,844</b>
<b><u>Expenses</u></b>							
Repairs & Maintenance	9,685	5,417	9,685	5,417	(4,268)	65,000	65,000
Equipment & Supplies		158		158	158	1,900	1,900
Snow Removal		625		625	625	2,500	7,500
Janitorial Breezeways	4,956	750	4,956	750	(4,206)	9,000	5,000
Cleaning MH Phase I		250		250	250	3,000	3,000
Insurance Claims - Owner Reimbursable		1,667		1,667	1,667	20,000	20,000
Owner Reimbursable Expense	1,920	1,667	1,920	1,667	(253)	20,000	10,000
Insurance Claims	2,103		2,103		(2,103)		
Repair-water leaks	2,033	864	2,033	864	(1,169)	10,373	
Management Fees	3,372	3,372	3,372	3,372		40,464	38,535
Insurance Premiums	15,256	3,042	15,256	3,042	(12,214)	36,500	36,500
Legal Fees-Collections	300		300		(300)		
Legal Fees-Other		500		500	500	6,000	4,000
Office/Postage Exp.	770	42	770	42	(728)	500	1,500
Accounting Fees		250		250	250	3,000	3,000
Taxes						3,500	3,500
Pool Management		2,667		2,667	2,667	32,000	28,385
Pool Supplies		208		208	208	2,500	2,500
Pool Repairs		208		208	208	2,500	2,500
Gym Supplies/Repairs		167		167	167	2,000	2,000
Electric Manor House	3,371	805	3,371	805	(2,566)	9,660	9,200
BGE Phase I	998	425	998	425	(573)	5,100	4,900