

**Trails West Homeowners Association** 

## April 2023

ASSETS LIABILITI		LIABILITIES	
132,560.30	Accounts Payable		1,269.92
608.14	Accrued Estimated Expenses		2,158.34
1,054.78	Deferred Quarterly Assessment		58,833.34
118,392.42	Security Deposits		425.00
206,315.73	Prepaid Assessment		26,280.03
44,290.34	Net Investment		63,889.19
11,233.74	Reserves		320,228.72
54,286.94	Operating Equity		95,657.85
568,742.39	TOTAL LIABILITIES		568,742.39
Current Period Actual	YTD Actual	YTD Budget	VARIANCE (Over/Under)
30,108.56	119,646.17	117,666.66	1,979.51
			-3,401.94
			-16,211.13
			4,860.81
1,926.27	7,557.41	7,833.25	-275.84
6,363.10	19,596.33	18,766.00	830.33
14,138.59	65,678.84	79,876.61	(14,197.77)
15,969.97	53,967.33	37,790.05	16,177.28
COMMENTS:			
Grounds Maintenance is under budget \$5,401.94 Grounds Maintenance is under budget \$16,211.13			
Pool/Clubhouse is over budget \$4,860.81 due to the pump repairs and camera install			
		to CPA Services	
	608.14 1,054.78 118,392.42 206,315.73 44,290.34 11,233.74 54,286.94 568,742.39 Current Period Actual 30,108.56 0.00 5,241.35 607.87 1,926.27 6,363.10 14,138.59 15,969.97 COM association has a ling Maintenance rer budget \$4,860.8 Utilities is und	608.14 Accrued Estination   1,054.78 Deferred Quart   118,392.42 S   206,315.73 Prep   44,290.34 Prep   11,233.74 S   54,286.94 S   54,286.94 YTD Actual   S68,742.39 TOTAL LIABILIT   Current Period YTD Actual   Actual YTD Actual   30,108.56 119,646.17   0.00 7,373.06   5,241.35 21,917.87   607.87 9,234.17   1,926.27 7,557.41   6,363.10 19,596.33   14,138.59 65,678.84   Independent S   Sociation has a YTD Surplus of \$   Sing Maintenance is under budget \$   Sociation has a YTD Surplus of \$   Sing Maintenance is under budget \$   Yer budget \$4,860.81 due to the pump   Utilities is under budget \$275.87	608.14 Accrued Estimated Expenses   1,054.78 Deferred Quarterly Assessment   118,392.42 Security Deposits   206,315.73 Prepaid Assessment   44,290.34 Net Investment   11,233.74 Reserves   54,286.94 Operating Equity   568,742.39 TOTAL LIABILITES   Current Period Actual YTD Actual YTD Budget   30,108.56 119,646.17 117,666.66   0.00 7,373.06 10,775.00   5,241.35 21,917.87 38,129.00   607.87 9,234.17 4,373.36   1,926.27 7,557.41 7,833.25   6,363.10 19,596.33 18,766.00   14,138.59 65,678.84 79,876.61   15,969.97 53,967.33 37,790.05   COMMENTS:   association has a YTD Surplus of \$16,177.33   ing Maintenance is under budget \$3,401.94 add Maintenance is under budget \$16,211.13