

Carlyon Beach Homeowners Association

Balance Sheet

As of December 31, 2022

01/10/23

Accrual Basis

	Dec 31, 22
ASSETS	
Current Assets	
Checking/Savings	
1000 - Cash	
1100 - Operating Funds	
1105 - 1st Citizens Bank-General Op	
1105.1 - 1st Citizens-Operatng Acct 3104	37,060.02
1105.2 - 1st Citizens - CC Deposit 4238	37,281.83
1105.3 - 1st Citizens - MM Acct 5327	100,109.81
1160 - Timberland Bank General - 1681	101,055.45
Total 1105 - 1st Citizens Bank-General Op	275,507.11
1107 - Timberland Bank Marina -19594	113,963.29
1108 - Timberland Bank Sewer -19586	6,474.42
Total 1100 - Operating Funds	395,944.82
1140 - DNR Security Deposits	
1142 - 1st Citizens- Marina DNR 1385	13,283.93
1143 - 1st Citizens-Squax Outfall 1335	1,512.40
Total 1140 - DNR Security Deposits	14,796.33
1150 - Capital Funds	
1151 - Olympia Fed Svgs-Capital Fund	
1151.4 - Oly Fed Reserve Acct 2017	
1151.41 - Oly Fed Money Mkt - Res Study	91,975.00
1151.4 - Oly Fed Reserve Acct 2017 - Other	64,987.42
Total 1151.4 - Oly Fed Reserve Acct 2017	156,962.42
1151.5 - Oly Fed Unrestricted Acct4764	66,644.66
Total 1151 - Olympia Fed Svgs-Capital Fund	223,607.08
1153 - Timberland - Reserve Capital CD	
1153.1 - Timberland - 11 Mo CD 4071 - RS	128,088.33
1153.2 - Timberland - 23 Mo CD 4089 - RS	130,456.70
Total 1153 - Timberland - Reserve Capital CD	258,545.03
Total 1150 - Capital Funds	482,152.11
1175 - Petty Cash	92.66
Total 1000 - Cash	892,985.92
Total Checking/Savings	892,985.92
Accounts Receivable	
1300 - Accounts Receivable	
1310 - A/R - General	300,376.07
1320 - A/R - Marina	26,548.54
1330 - A/R - Sewer	27,920.98
Total 1300 - Accounts Receivable	354,845.59
Total Accounts Receivable	354,845.59
Other Current Assets	
1350 - Sent to Collections	17,112.55
1351 - Sent to Collections - offset	-17,112.55
1397 - Allow. for Doubtful Assesments	-24,536.33
1398 - Allowance for Doubtful*	-7,249.84
1400 - Prepaid Accounts	
1405 - Prepaid Insurance	34,458.37
1420 - Prepaid Squaxin Nwd Outfall	693.04
1425 - Prepaid Corporate Income Tax	3,884.00
1430 - Prepaid DNR Marina Lease	6,274.26
Total 1400 - Prepaid Accounts	45,309.67

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1439 · Receivable from D. Hendrickson	28,400.00
1440 · Receivable-Income Tax	-3,130.41
Total Other Current Assets	38,793.09
Total Current Assets	1,286,624.60
Fixed Assets	
1600 · Fixed Assets	4,235,536.03
1795 · Accumulated Depreciation	-3,250,719.73
Total Fixed Assets	984,816.30
TOTAL ASSETS	2,271,440.90
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	20,965.94
Total Accounts Payable	20,965.94
Other Current Liabilities	
2400 · Payroll Liabilities	
2410 · 941- Fed W/H, FICA & Med PR Tax	4,468.43
2420 · 940 - FUTA PR Tax	10.32
2430 · WA SUI PR Tax	504.30
2435 · L & I - WA Workers' Comp Tax	2,273.05
2440 · Family & Medical Leave	406.57
Total 2400 · Payroll Liabilities	7,662.67
2490 · B&O Tax Payable	1,050.00
2500 · Accrued Expenses	
2510 · Accrued Vacation and Sick Leave	13,451.76
2520 · Accrued Accounting Fees	418.79
Total 2500 · Accrued Expenses	13,870.55
2599 · Prepaid Member Payments	56,966.67
2600 · Deposits	
2610 · Building Permit Deposits	16,475.00
Total 2600 · Deposits	16,475.00
Total Other Current Liabilities	96,024.89
Total Current Liabilities	116,990.83
Total Liabilities	116,990.83
Equity	
3400 · Designated - General	461,105.46
3600 · Designated-Marina	318,324.67
3700 · Designated-Sewer	598,293.14
3900 · Unrestricted Net Assets	422,072.64
Net Income	354,654.16
Total Equity	2,154,450.07
TOTAL LIABILITIES & EQUITY	2,271,440.90

Carlyon Beach Homeowners Association
General Fund Profit & Loss Budget vs. Actual Accrual Basis
July through December 2022

01/10/23
 Accrual Basis

	Jul - Dec 22	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
4100 · General Fund Income	550,358.09	590,148.00	-39,789.91	93.3%
Total Income	550,358.09	590,148.00	-39,789.91	93.3%
Gross Profit	550,358.09	590,148.00	-39,789.91	93.3%
Expense				
5100 · Personnel Services	211,590.20	401,988.00	-190,397.80	52.6%
5200 · Contractual Services	74,844.17	113,500.00	-38,655.83	65.9%
5300 · Parts & Supplies	29,460.88	19,360.00	10,100.88	152.2%
5400 · Other Expense	15,085.16	20,900.00	-5,814.84	72.2%
5800 · Utilities & Fuel	21,526.39	34,400.00	-12,873.61	62.6%
Total Expense	352,506.80	590,148.00	-237,641.20	59.7%
Net Ordinary Income	197,851.29	0.00	197,851.29	100.0%
Net Income	<u>197,851.29</u>	<u>0.00</u>	<u>197,851.29</u>	<u>100.0%</u>

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Accrual Basis

Carlyon Beach Homeowners Association
Marina Fund Profit & Loss Budget vs. Actual Accrual Basis
July through December 2022

	<u>Jul - Dec 22</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Ordinary Income/Expense				
Income				
4500 · Marina Fund Income	55,777.86	57,738.00	-1,960.14	96.6%
Total Income	55,777.86	57,738.00	-1,960.14	96.6%
Gross Profit	55,777.86	57,738.00	-1,960.14	96.6%
Expense				
5100 · Personnel Services	3,881.11	12,628.00	-8,746.89	30.7%
5200 · Contractual Services	6,184.19	32,377.00	-26,192.81	19.1%
5300 · Parts & Supplies	114.18	12,528.00	-12,413.82	0.9%
5400 · Other Expense	0.00	105.00	-105.00	0.0%
5800 · Utilities & Fuel	0.00	100.00	-100.00	0.0%
Total Expense	10,179.48	57,738.00	-47,558.52	17.6%
Net Ordinary Income	45,598.38	0.00	45,598.38	100.0%
Net Income	<u>45,598.38</u>	<u>0.00</u>	<u>45,598.38</u>	<u>100.0%</u>

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Accrual Basis

Carlyon Beach Homeowners Association
Sewer Fund Profit & Loss Budget vs. Actual Accrual Basis
 July through December 2022

	<u>Jul - Dec 22</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Ordinary Income/Expense				
Income				
4600 · Sewer Fund Income	159,821.00	317,500.00	-157,679.00	50.3%
Total Income	159,821.00	317,500.00	-157,679.00	50.3%
Gross Profit	159,821.00	317,500.00	-157,679.00	50.3%
Expense				
5100 · Personnel Services	67,390.20	129,116.00	-61,725.80	52.2%
5200 · Contractual Services	65,610.57	138,353.00	-72,742.43	47.4%
5300 · Parts & Supplies	4,177.10	13,981.00	-9,803.90	29.9%
5400 · Other Expense	2,576.55	4,200.00	-1,623.45	61.3%
5800 · Utilities & Fuel	18,248.34	31,850.00	-13,601.66	57.3%
Total Expense	158,002.76	317,500.00	-159,497.24	49.8%
Net Ordinary Income	1,818.24	0.00	1,818.24	100.0%
Net Income	<u>1,818.24</u>	<u>0.00</u>	<u>1,818.24</u>	<u>100.0%</u>

Carlyon Beach Homeowners Association
Capital Funds Profit & Loss Budget vs. Actual Accrual Basis
July through December 2022

01/10/23
 Accrual Basis

	Jul - Dec 22	Budget
Other Income/Expense		
Other Income		
4700 · Capital Income-Unrestricted Gen		
4710 · Unrestricted Capital Assessment	84,900.00	0.00
Total 4700 · Capital Income-Unrestricted Gen	84,900.00	0.00
4800 · Capital Fund Income-Restricted		
4720 · Reserve Study Assessment	220,740.00	0.00
4850 · Capital interest income	672.36	
Total 4800 · Capital Fund Income-Restricted	221,412.36	0.00
Total Other Income	306,312.36	0.00
Other Expense		
4920 · Capital Expenditures		
4922 · Capital Expenses (Unrestricted)	43,694.87	0.00
4924 · Reserve Capital Expenses	153,293.77	0.00
Total 4920 · Capital Expenditures	196,988.64	0.00
Total Other Expense	196,988.64	0.00
Net Other Income	109,323.72	0.00
Net Income	109,323.72	0.00

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Carlyon Beach Homeowners Association
Profit & Loss Prev Year Comparison
July through December 2022

	Jul - Dec 22	Jul - Dec 21	\$ Change	% Change
Ordinary Income/Expense				
Income				
4100 · General Fund Income	550,420.62	519,906.74	30,513.88	5.9%
4500 · Marina Fund Income	55,777.86	57,212.66	-1,434.80	-2.5%
4600 · Sewer Fund Income	159,821.00	154,765.00	5,056.00	3.3%
Total Income	<u>766,019.48</u>	<u>731,884.40</u>	<u>34,135.08</u>	<u>4.7%</u>
Gross Profit	766,019.48	731,884.40	34,135.08	4.7%
Expense				
5100 · Personnel Services	282,861.51	221,959.82	60,901.69	27.4%
5200 · Contractual Services	146,638.93	121,798.38	24,840.55	20.4%
5300 · Parts & Supplies	33,752.16	23,973.10	9,779.06	40.8%
5400 · Other Expense	17,661.71	16,633.13	1,028.58	6.2%
5800 · Utilities & Fuel	39,774.73	35,080.47	4,694.26	13.4%
Total Expense	<u>520,689.04</u>	<u>419,444.90</u>	<u>101,244.14</u>	<u>24.1%</u>
Net Ordinary Income	245,330.44	312,439.50	-67,109.06	-21.5%
Other Income/Expense				
Other Income				
4700 · Capital Income-Unrestricted Gen	84,900.00	84,900.00	0.00	0.0%
4800 · Capital Fund Income-Restricted	221,412.36	179,860.29	41,552.07	23.1%
4900 · Insurance Claim Payment	0.00	94,875.53	-94,875.53	-100.0%
Total Other Income	<u>306,312.36</u>	<u>359,635.82</u>	<u>-53,323.46</u>	<u>-14.8%</u>
Other Expense				
4901 · Insurance Claim Expenses	0.00	94,645.80	-94,645.80	-100.0%
4920 · Capital Expenditures	196,988.64	287,081.09	-90,092.45	-31.4%
Total Other Expense	<u>196,988.64</u>	<u>381,726.89</u>	<u>-184,738.25</u>	<u>-48.4%</u>
Net Other Income	<u>109,323.72</u>	<u>-22,091.07</u>	<u>131,414.79</u>	<u>594.9%</u>
Net Income	<u><u>354,654.16</u></u>	<u><u>290,348.43</u></u>	<u><u>64,305.73</u></u>	<u><u>22.2%</u></u>

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