

Carlyon Beach Homeowners Association

Balance Sheet

As of February 28, 2023

03/10/23

Accrual Basis

	Feb 28, 23
ASSETS	
Current Assets	
Checking/Savings	
1000 · Cash	
1100 · Operating Funds	
1105 · 1st Citizens Bank-General Op	
1105.1 · 1st Citizens-Operatng Acct 3104	41,950.85
1105.2 · 1st Citizens - CC Deposit 4238	3,816.35
1105.3 · 1st Citizens - MM Acct 5327	80,143.14
1160 · Timberland Bank General - 1681	101,120.82
Total 1105 · 1st Citizens Bank-General Op	227,031.16
1107 · Timberland Bank Marina -19594	92,093.41
1108 · Timberland Bank Sewer -19586	11,456.34
Total 1100 · Operating Funds	330,580.91
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	128,765.00
1151.4 · Oly Fed Reserve Acct 2017 - Other	65,045.11
Total 1151.4 · Oly Fed Reserve Acct 2017	193,810.11
1151.5 · Oly Fed Unrestricted Acct4764	79,544.26
Total 1151 · Olympia Fed Svgs-Capital Fund	273,354.37
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	531,899.40
1175 · Petty Cash	92.66
Total 1000 · Cash	877,369.30
Total Checking/Savings	877,369.30
Accounts Receivable	
1300 · Accounts Receivable	
1310 · A/R - General	217,577.73
1320 · A/R - Marina	22,096.56
1330 · A/R - Sewer	27,223.99
Total 1300 · Accounts Receivable	266,898.28
Total Accounts Receivable	266,898.28
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	24,613.11
1420 · Prepaid Squaxin Nwd Outfall	461.88
1425 · Prepaid Corporate Income Tax	3,884.00
1430 · Prepaid DNR Marina Lease	4,733.62
Total 1400 · Prepaid Accounts	33,692.61
1439 · Receivable from D. Hendrickson	28,300.00
1440 · Receivable-Income Tax	-3,130.41
	-3,130.41



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Total Other Current Assets	27,076.03
Total Current Assets	1,171,343.61
Fixed Assets	
1600 · Fixed Assets	4,235,536.03
1795 · Accumulated Depreciation	-3,250,719.73
Total Fixed Assets	984,816.30
TOTAL ASSETS	2,156,159.91
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	35,236.02
Total Accounts Payable	35,236.02
Other Current Liabilities	
2400 · Payroll Liabilities	
2410 · 941- Fed W/H, FICA & Med PR Tax	2,532.93
2420 · 940 - FUTA PR Tax	329.90
2430 · WA SUI PR Tax	411.89
2435 · L & I - WA Workers' Comp Tax	1,337.15
2440 · Family & Medical Leave	317.53
Total 2400 · Payroll Liabilities	4,929.40
2490 · B&O Tax Payable	700.00
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	17,075.00
Total 2600 · Deposits	17,075.00
Total Other Current Liabilities	93,541.62
Total Current Liabilities	128,777.64
Total Liabilities	128,777.64
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	227,586.36
Total Equity	2,027,382.27
TOTAL LIABILITIES & EQUITY	2,156,159.91

Carlyon Beach Homeowners Association
General Fund Profit & Loss Budget vs. Actual Accrual Basis
July 2022 through February 2023

03/10/23
 Accrual Basis

	Jul '22 - Feb 23	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
4100 · General Fund Income	553,985.39	590,148.00	-36,162.61	93.9%
Total Income	553,985.39	590,148.00	-36,162.61	93.9%
Gross Profit	553,985.39	590,148.00	-36,162.61	93.9%
Expense				
5100 · Personnel Services	269,511.95	401,988.00	-132,476.05	67.0%
5200 · Contractual Services	90,671.48	113,500.00	-22,828.52	79.9%
5300 · Parts & Supplies	33,351.86	19,360.00	13,991.86	172.3%
5400 · Other Expense	17,819.73	20,900.00	-3,080.27	85.3%
5800 · Utilities & Fuel	30,161.89	34,400.00	-4,238.11	87.7%
Total Expense	441,516.91	590,148.00	-148,631.09	74.8%
Net Ordinary Income	112,468.48	0.00	112,468.48	100.0%
Net Income	112,468.48	0.00	112,468.48	100.0%

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03/10/23
Accrual Basis

Carlyon Beach Homeowners Association
Marina Fund Profit & Loss Budget vs. Actual Accrual Basis
July 2022 through February 2023

	<u>Jul '22 - Feb 23</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Ordinary Income/Expense				
Income				
4500 · Marina Fund Income	56,607.77	57,738.00	-1,130.23	98.0%
Total Income	<u>56,607.77</u>	<u>57,738.00</u>	<u>-1,130.23</u>	<u>98.0%</u>
Gross Profit	56,607.77	57,738.00	-1,130.23	98.0%
Expense				
5100 · Personnel Services	5,342.29	12,628.00	-7,285.71	42.3%
5200 · Contractual Services	32,894.99	32,377.00	517.99	101.6%
5300 · Parts & Supplies	177.73	12,528.00	-12,350.27	1.4%
5400 · Other Expense	0.00	105.00	-105.00	0.0%
5800 · Utilities & Fuel	0.00	100.00	-100.00	0.0%
Total Expense	<u>38,415.01</u>	<u>57,738.00</u>	<u>-19,322.99</u>	<u>66.5%</u>
Net Ordinary Income	<u>18,192.76</u>	<u>0.00</u>	<u>18,192.76</u>	<u>100.0%</u>
Net Income	<u>18,192.76</u>	<u>0.00</u>	<u>18,192.76</u>	<u>100.0%</u>

4

Carlyon Beach Homeowners Association
Sewer Fund Profit & Loss Budget vs. Actual Accrual Basis
July 2022 through February 2023

03/10/23
 Accrual Basis

	<u>Jul '22 - Feb 23</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Ordinary Income/Expense				
Income				
4600 · Sewer Fund Income	210,431.00	317,500.00	-107,069.00	66.3%
Total Income	<u>210,431.00</u>	<u>317,500.00</u>	<u>-107,069.00</u>	<u>66.3%</u>
Gross Profit	210,431.00	317,500.00	-107,069.00	66.3%
Expense				
5100 · Personnel Services	88,730.44	129,116.00	-40,385.56	68.7%
5200 · Contractual Services	85,664.86	138,353.00	-52,688.14	61.9%
5300 · Parts & Supplies	6,383.91	13,981.00	-7,597.09	45.7%
5400 · Other Expense	3,427.32	4,200.00	-772.68	81.6%
5800 · Utilities & Fuel	25,055.53	31,850.00	-6,794.47	78.7%
Total Expense	<u>209,262.06</u>	<u>317,500.00</u>	<u>-108,237.94</u>	<u>65.9%</u>
Net Ordinary Income	<u>1,168.94</u>	<u>0.00</u>	<u>1,168.94</u>	<u>100.0%</u>
Net Income	<u><u>1,168.94</u></u>	<u><u>0.00</u></u>	<u><u>1,168.94</u></u>	<u><u>100.0%</u></u>

5

03/10/23
Accrual Basis

Carlyon Beach Homeowners Association
Capital Funds Profit & Loss Budget vs. Actual Accrual Basis
July 2022 through February 2023

	<u>Jul '22 - Feb 23</u>	<u>Budget</u>
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	730.05	
Total 4800 · Capital Fund Income-Restricted	221,470.05	0.00
Total Other Income	306,370.05	0.00
Other Expense		
4920 · Capital Expenditures		
4922 · Capital Expenses (Unrestricted)	57,394.99	0.00
4924 · Reserve Capital Expenses	153,293.77	0.00
Total 4920 · Capital Expenditures	210,688.76	0.00
Total Other Expense	210,688.76	0.00
Net Other Income	95,681.29	0.00
Net Income	<u>95,681.29</u>	<u>0.00</u>

6

Carlyon Beach Homeowners Association
Profit & Loss Prev Year Comparison
July 2022 through February 2023

	Jul '22 - Feb 23	Jul '21 - Feb 22	\$ Change	% Change
Ordinary Income/Expense				
Income				
4100 · General Fund Income	554,060.28	523,922.72	30,137.56	5.8%
4500 · Marina Fund Income	56,607.77	57,675.16	-1,067.39	-1.9%
4600 · Sewer Fund Income	210,431.00	206,109.00	4,322.00	2.1%
Total Income	<u>821,099.05</u>	<u>787,706.88</u>	<u>33,392.17</u>	<u>4.2%</u>
Gross Profit	821,099.05	787,706.88	33,392.17	4.2%
Expense				
5100 · Personnel Services	363,584.68	284,314.68	79,270.00	27.9%
5200 · Contractual Services	209,231.33	170,183.70	39,047.63	22.9%
5300 · Parts & Supplies	39,913.50	34,315.30	5,598.20	16.3%
5400 · Other Expense	21,247.05	20,862.57	384.48	1.8%
5800 · Utilities & Fuel	55,217.42	49,462.50	5,754.92	11.6%
Total Expense	<u>689,193.98</u>	<u>559,138.75</u>	<u>130,055.23</u>	<u>23.3%</u>
Net Ordinary Income	131,905.07	228,568.13	-96,663.06	-42.3%
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	221,470.05	179,900.79	41,569.26	23.1%
4900 · Insurance Claim Payment	0.00	94,875.53	-94,875.53	-100.0%
Total Other Income	<u>306,370.05</u>	<u>359,676.32</u>	<u>-53,306.27</u>	<u>-14.8%</u>
Other Expense				
4901 · Insurance Claim Expenses	0.00	94,645.80	-94,645.80	-100.0%
4920 · Capital Expenditures	210,688.76	302,533.60	-91,844.84	-30.4%
Total Other Expense	<u>210,688.76</u>	<u>397,179.40</u>	<u>-186,490.64</u>	<u>-47.0%</u>
Net Other Income	95,681.29	-37,503.08	133,184.37	355.1%
Net Income	<u><u>227,586.36</u></u>	<u><u>191,065.05</u></u>	<u><u>36,521.31</u></u>	<u><u>19.1%</u></u>

7