



Treasurer's Report

as of Monday, July 19, 2021

ASSETS

| | As Of Date | Checking | Savings | Other | Total |
|------------------|------------|-------------|-------------|--------|-------------|
| Vantage West C U | 01-Jul-21 | \$34,962.44 | \$20,009.96 | \$0.00 | \$54,972.40 |

INCOME

| | Assessment | Disclosure Fee | Late Fees | Bank Interest | Total |
|----------------------------|----------------------|---------------------|-----------------------|---------------------|----------------------|
| LEVIED AMOUNT | (\$23,603.05) | (\$450.00) | (\$88.90) | \$0.00 | (\$24,072.45) |
| COLLECTED AMOUNT | \$22,396.05 | \$450.00 | \$28.90 | \$8.10 | \$22,883.05 |
| <i>January</i> | \$8,100.00 | \$75.00 | | \$1.63 | \$8,176.63 |
| <i>February</i> | \$4,949.95 | \$150.00 | \$6.95 | \$1.05 | \$5,107.95 |
| <i>March</i> | \$4,680.00 | | | \$1.28 | \$4,681.28 |
| <i>April</i> | \$810.00 | \$75.00 | | \$1.35 | \$886.35 |
| <i>May</i> | | | | \$1.41 | \$1.41 |
| <i>June</i> | \$2,243.05 | \$75.00 | | \$1.38 | \$2,319.43 |
| <i>July</i> | \$1,613.05 | \$75.00 | \$21.95 | | \$1,710.00 |
| <i>August</i> | | | | | |
| <i>September</i> | | | | | |
| <i>October</i> | | | | | |
| <i>November</i> | | | | | |
| <i>December</i> | | | | | |
| COLLECTED PERCENT | 94.9% | 100.0% | 32.5% | na | 95.1% |
| BALANCE DUE | (\$1,207.00) | \$0.00 | (\$60.00) | \$8.10 | (\$1,189.40) |
| Assessment Status | Lot Count | (Cumulative) | Lot Percentage | (Cumulative) | |
| <i>Paid in Full</i> | 126 | 126 | 92.6% | 92.6% | |
| <i>1st Half Delinquent</i> | 6 | 132 | 4.4% | 97.1% | |
| <i>2nd Half Overdue</i> | 4 | 136 | 2.9% | 100.0% | |

OUTFLOW

| | Budgeted | Invoiced | Paid | Unpaid Invoices | Unspent Budget |
|-----------------------------|--------------------|-------------------|-------------------|-----------------|--------------------|
| Totals: | \$27,370.00 | \$5,478.33 | \$5,478.33 | \$0.00 | \$21,891.67 |
| Administrative | \$1,230.00 | \$585.35 | \$585.35 | \$0.00 | \$644.65 |
| <i>County Recorder Fees</i> | \$150.00 | | | | \$150.00 |
| <i>Financial Review</i> | \$100.00 | \$100.00 | \$100.00 | | |
| <i>Mailings</i> | \$550.00 | \$279.48 | \$279.48 | | \$270.52 |
| <i>Meetings</i> | \$200.00 | | | | \$200.00 |
| <i>PO Box</i> | \$80.00 | \$64.00 | \$64.00 | | \$16.00 |
| <i>Website</i> | \$150.00 | \$141.87 | \$141.87 | | \$8.13 |
| Common Areas | \$22,900.00 | \$4,555.48 | \$4,555.48 | \$0.00 | \$18,344.52 |
| <i>Damage Prevention</i> | \$2,000.00 | \$914.97 | \$914.97 | | \$1,085.03 |
| <i>Road Grading</i> | \$17,500.00 | \$2,800.00 | \$2,800.00 | | \$14,700.00 |
| <i>Road Repair</i> | \$3,000.00 | \$700.00 | \$700.00 | | \$2,300.00 |
| <i>Signs</i> | \$150.00 | \$140.51 | \$140.51 | | \$9.49 |
| <i>Windmill</i> | \$250.00 | | | | \$250.00 |
| Services | \$2,950.00 | \$277.50 | \$277.50 | \$0.00 | \$2,672.50 |
| <i>Insurance</i> | \$1,850.00 | | | | \$1,850.00 |
| <i>Legal Fees</i> | \$1,100.00 | \$277.50 | \$277.50 | | \$822.50 |
| Taxes | \$290.00 | \$60.00 | \$60.00 | \$0.00 | \$230.00 |
| <i>AZ Corp Commission</i> | \$10.00 | \$10.00 | \$10.00 | | |
| <i>AZ Income Tax</i> | \$50.00 | \$50.00 | \$50.00 | | |
| <i>County Taxes</i> | \$30.00 | | | | \$30.00 |
| <i>Tax Prep</i> | \$200.00 | | | | \$200.00 |

SCHEDULE

| Calendar Entry (15 days past to 45 days future) | Date(s) |
|--|---------------------|
| Annual Assessment Email Out 2nd-Half Reminders | 25 Jun - 5 Jul 2021 |
| Treasurer Report Publish Monthly Report | 1 - 9 Jul 2021 |
| Annual Assessment 2nd-Half Payment Due (Owners w/Balance action) | 15 Jul 2021 |
| Annual Assessment Mail Out 2nd-Half Overdue Notices | 25 Jul - 4 Aug 2021 |
| Annual Assessment Mail Out 1st Interest Invoices | 29 Jul - 8 Aug 2021 |
| Treasurer Report Publish Monthly Report | 1 - 9 Aug 2021 |
| Annual Assessment 2nd-Half Payment Delinquent | 29 Aug 2021 |

COMMENTS

Financial Decisions: At the June 2021 Board Meeting, these changes were approved in the current budget:

1. \$150 authorized for two entryway signs. (Signs installed. Total cost \$140.51)
2. \$500 authorized for two sets of geocel for erosion-prevention testing. (Purchased. Cost to date \$414.97)
3. \$1,500 authorized for road damage prevention berm and contouring. (Completed. Total cost \$500)
4. \$3,000 authorized for road repair as needed. (Roadwork on 16 July 2021. Cost \$700)

Treasurer Tasks Update:

Tasks - Closed:

1. Develop a Reserve Study Proposal (21 April 2021): Proposal included in agenda for 19 July 2021 Board Meeting.
2. Purchase and coordinate the installation of two signs warning of equestrians on the roadways (22 June 2021): Signs have been procured and installed.
3. Amend budget process to incorporate recommendations from property owners (22 June 2021): Amendment included in agenda for 19 July 2021 Board Meeting.
4. Budget for the Annual External Financial Review (21-Apr-21): Budget-Item request has been submitted.

Tasks - Open:

1. New Bank Signatories (20-Mar-21): Treasurer and President completed. Vice-President pending.

Actions:

1. Developing processes for treasurer functions (Budget, Assessments, Invoices/Payments, Reports, Calendar).
2. Revised current budget on website.

Future Events: 78 days until budget submissions are due. Submissions can be made by board officers, committees, and association members. The budget-item-submission form should be posted on the website NLT 1 August 2021.

Other:

1. The current bank checking account balance does not include expenditures of \$700 (road repair) and \$64 (PO Box), nor deposits \$173.05 (2021 annual assessment payments). Adjusted balance is \$34,371.49
2. Some of the 2nd-half reminders for the 2021 annual assessment contained errors. Please let the treasurer know if you see anything in treasurer-issued correspondence or reports that appears incorrect, unclear, or otherwise amiss in any way.