



Balance Sheet - Operating

Boswell Ranch Estates Homeowner's Association, Inc.

End Date: 12/31/2024

Assets

Cash Operating

10-1050-00	VB-Oper-5958	\$124,980.24
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Total Cash Operating:	\$124,980.24
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Current Assets

13-1310-00	Accounts Receivable	20,148.47
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Total Current Assets:	\$20,148.47
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Total Assets:	\$145,128.71
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Liabilities & Equity

Current Liabilities

20-2100-00	Prepaid Assessments	12,979.93
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Total Current Liabilities:	\$12,979.93
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Equity

30-3000-00	Prior Year Equity - Operating	42,606.44
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30-3400-00	Retained Earnings	67,552.90
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Total Equity:	\$110,159.34
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	21,989.44	\$21,989.44
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Total Liabilities & Equity:	\$145,128.71
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Income Statement - Operating

Boswell Ranch Estates Homeowner's Association, Inc.

12/01/2024 to 12/31/2024

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
OPERATING INCOME							
Income							
4010 Assessment Income	\$-	\$5,687.50	(\$5,687.50)	\$68,250.00	\$68,250.00	\$-	\$68,250.00
4060 Collection Fees	90.00	333.37	(243.37)	4,600.00	4,000.00	600.00	4,000.00
4080 Fines	300.00	-	300.00	2,500.00	-	2,500.00	-
4115 Interest - Collections	6.66	-	6.66	308.91	-	308.91	-
4118 Landscaping Self Help	-	-	-	354.23	-	354.23	-
4120 Late Fees	175.00	-	175.00	7,040.00	-	7,040.00	-
4125 Legal Fees	25.00	-	25.00	6,832.01	-	6,832.01	-
4160 NSF Charges	25.00	-	25.00	50.00	-	50.00	-
Total Income	\$621.66	\$6,020.87	(\$5,399.21)	\$89,935.15	\$72,250.00	\$17,685.15	\$72,250.00
Total OPERATING INCOME	\$621.66	\$6,020.87	(\$5,399.21)	\$89,935.15	\$72,250.00	\$17,685.15	\$72,250.00
OPERATING EXPENSE							
General & Administrative							
5510 Accounting Fees	85.00	85.00	-	1,105.00	1,020.00	(85.00)	1,020.00
5515 Administrative Supplies	150.50	133.37	(17.13)	1,722.80	1,600.00	(122.80)	1,600.00
5570 Bad Debt	-	41.63	41.63	-	500.00	500.00	500.00
5580 Bank Charges	-	2.88	2.88	-	35.00	35.00	35.00
5590 Collection Costs	170.00	333.37	163.37	4,950.00	4,000.00	(950.00)	4,000.00
5710 Holiday Decorations	1,266.53	83.37	(1,183.16)	1,326.07	1,000.00	(326.07)	1,000.00
5730 Legal Fees - Collections	(55.00)	625.00	680.00	6,992.88	7,500.00	507.12	7,500.00
5735 Legal Fees - General	-	41.63	41.63	150.00	500.00	350.00	500.00
5750 Management Fees	937.98	937.95	(0.03)	11,255.76	11,255.84	0.08	11,255.84
5755 Tax Preparation	-	40.87	40.87	365.00	490.00	125.00	490.00
5756 1099s	-	5.00	5.00	169.60	60.00	(109.60)	60.00
5771 Association Document Storage	25.00	25.00	-	325.00	300.00	(25.00)	300.00
5850 Postage & Delivery	347.72	250.00	(97.72)	3,128.64	3,000.00	(128.64)	3,000.00
5895 Security/Patrol	-	-	-	5,292.68	-	(5,292.68)	-
5900 Social/Community Events	-	41.63	41.63	3,138.00	500.00	(2,638.00)	500.00
5930 Website	75.00	29.13	(45.87)	411.90	350.00	(61.90)	350.00
Total General & Administrative	\$3,002.73	\$2,675.83	(\$326.90)	\$40,333.33	\$32,110.84	(\$8,222.49)	\$32,110.84
Insurance & Taxes							
7310 Directors & Officers	-	179.87	179.87	2,235.00	2,158.55	(76.45)	2,158.55
7330 Liability Insurance	-	175.69	175.69	-	2,107.95	2,107.95	2,107.95
7385 TX Comm Property	-	168.42	168.42	2,225.00	2,021.70	(203.30)	2,021.70
7390 Umbrella Policy	-	74.19	74.19	-	890.39	890.39	890.39
7400 Workers Compensation	-	31.57	31.57	330.00	379.50	49.50	379.50
7420 Property Taxes	-	-	-	0.06	-	(0.06)	-
Total Insurance & Taxes	\$-	\$629.74	\$629.74	\$4,790.06	\$7,558.09	\$2,768.03	\$7,558.09
Landscaping							
6050 Irrigation Maintenance	55.00	119.15	64.15	5,329.49	1,430.46	(3,899.03)	1,430.46
6060 Landscape Contract	1,029.64	1,075.00	45.36	12,355.68	12,900.00	544.32	12,900.00
6070 Landscape Extras	-	583.37	583.37	541.25	7,000.00	6,458.75	7,000.00
6075 Landscape Improvements	-	208.37	208.37	-	2,500.00	2,500.00	2,500.00
Total Landscaping	\$1,084.64	\$1,985.89	\$901.25	\$18,226.42	\$23,830.46	\$5,604.04	\$23,830.46
Maintenance & Repairs							
6370 Electrical Repairs	-	41.63	41.63	-	500.00	500.00	500.00
6565 Maintenance & Repairs -General	-	296.69	296.69	750.00	3,560.61	2,810.61	3,560.61
6640 Playground Maintenance	-	182.50	182.50	527.84	2,190.00	1,662.16	2,190.00
Total Maintenance & Repairs	\$-	\$520.82	\$520.82	\$1,277.84	\$6,250.61	\$4,972.77	\$6,250.61
Utilities							
7010 Electricity	41.99	41.63	(0.36)	589.07	500.00	(89.07)	500.00
7150 Water	-	166.63	166.63	2,728.99	2,000.00	(728.99)	2,000.00
Total Utilities	\$41.99	\$208.26	\$166.27	\$3,318.06	\$2,500.00	(\$818.06)	\$2,500.00
Total OPERATING EXPENSE	\$4,129.36	\$6,020.54	\$1,891.18	\$67,945.71	\$72,250.00	\$4,304.29	\$72,250.00



Income Statement - Operating

Boswell Ranch Estates Homeowner's Association, Inc.

12/01/2024 to 12/31/2024

Description	Current Period			Year-to-date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Net Income:	<u>(\$3,507.70)</u>	<u>\$0.33</u>	<u>(\$3,508.03)</u>	<u>\$21,989.44</u>	<u>\$0.00</u>	<u>\$21,989.44</u>	<u>\$0.00</u>