

**Harbor Business Services, Inc.
aka Diamond Community Management**

Operating Statement (Budget vs. Actual)

CW Division 12 STEP Association

January 2021

		Actual	Current Month Budget	Variance	Actual	Year To Date Budget	Variance
Revenue							
4000	Dues Assessment	7,179.00	7,171.00	8.00	7,179.00	7,171.00	8.00
4160	Interest Income	0.12	0.00	0.12	0.12	0.00	0.12
Total Revenue		7,179.12	7,171.00	8.12	7,179.12	7,171.00	8.12
Operating Expenses							
5010	Management Fees	(500.00)	(500.00)	0.00	(500.00)	(500.00)	0.00
5130	Postage	(11.55)	(4.17)	(7.38)	(11.55)	(4.17)	(7.38)
5200	Maintenance & Repair	0.00	(841.67)	841.67	0.00	(841.67)	841.67
5300	Electricity	(67.85)	(29.17)	(38.68)	(67.85)	(29.17)	(38.68)
5315	Sewer Expense	(11,587.36)	(11,944.17)	356.81	(11,587.36)	(11,944.17)	356.81
5570	Website	(62.68)	(20.83)	(41.85)	(62.68)	(20.83)	(41.85)
Total Operating Expenses		(12,229.44)	(13,340.01)	1,110.57	(12,229.44)	(13,340.01)	1,110.57
Non-Operating Expenses							
8002	Contingency	0.00	142.17	(142.17)	0.00	142.17	(142.17)
Total Non-Operating Expenses		0.00	142.17	(142.17)	0.00	142.17	(142.17)
Net Income (Loss)		(\$5,050.32)	(\$6,026.84)	\$976.52	(\$5,050.32)	(\$6,311.18)	\$1,260.86

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Balance Sheet
CW Division 12 STEP Association
January 2021

		Balance
Assets		
1082	CW12 STEP Operating Account	21,196.83
1083	CW12 STEP Reserve Account	15,073.39
1159	STEP CD- HSB-.45%- 7 MO 4/28/21	20,502.95
1160	STEP CD-HSB-0.40%-11 MO 10/28/21	20,573.88
1161	STEP CD-HSB-2.30%-18 MO 2/28/21	20,622.50
Total Assets		97,969.55
Liabilities & Capital		
2020	Prepaid Assessments	6,592.00
	Total Liabilities	6,592.00
3000	Retained Earnings	96,427.87
3999	Current Year Earnings/Loss	(5,050.32)
	Total Capital	91,377.55
Total Liabilities & Capital		97,969.55