

Harbor Business Services, Inc.
aka Diamond Community Management

Balance Sheet
CW Division 12 STEP Association
February 2024

		Balance
Assets		
1082	CW12 STEP Operating Account	18,633.59
1083	CW12 STEP Reserve Account	10,499.43
1159	STEP CD- SCU-5.25%- 10 MO 10/5//24	61,445.44
Total Assets		90,578.46
Liabilities & Capital		
2020	Prepaid Assessments	6,250.00
Total Liabilities		6,250.00
3000	Retained Earnings	81,544.97
3999	Current Year Earnings/loss	2,783.49
Total Capital		84,328.46
Total Liabilities & Capital		90,578.46

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Operating Statement (Budget vs. Actual)
CW Division 12 STEP Association
February 2024

	Actual	Current Month Budget	Variance	Actual	Year To Date Budget	Variance
Revenue						
4000 Dues Assessment	8,225.00	8,733.00	(508.00)	17,109.00	17,466.00	(357.00)
4162 Interest - Reserve	1.99	0.00	1.99	4.10	0.00	4.10
Total Revenue	8,226.99	8,733.00	(506.01)	17,113.10	17,466.00	(352.90)
Operating Expenses						
5010 Management Fees	(500.00)	(500.00)	0.00	(1,000.00)	(1,000.00)	0.00
5106 Coping & Printing	0.00	(11.37)	11.37	0.00	(22.73)	22.73
5130 Postage	0.00	(11.36)	11.36	0.00	(22.72)	22.72
5300 Electricity	(29.85)	(34.58)	4.73	(64.14)	(69.16)	5.02
5315 Sewer Expense	0.00	0.00	0.00	(12,835.69)	(14,557.33)	1,721.64
5525 Reserve Study	(920.00)	0.00	(920.00)	(920.00)	0.00	(920.00)
Total Operating Expenses	(1,449.85)	(557.31)	(892.54)	(14,819.83)	(15,671.94)	852.11
Other Income & Expenses						
9017 Reserve Fund Expenditur	0.00	0.00	0.00	490.22	0.00	490.22
Total Other Income & Expenses	0.00	0.00	0.00	490.22	0.00	490.22
Net Income (Loss)	\$6,777.14	\$8,175.69	(\$1,398.55)	\$2,783.49	\$1,794.06	\$989.43