

Meadowbrooke HOA Open Board Meeting

July Treasurer's Report

July 20, 2023

**Operating Checking Account:**

**Beginning balance June 2023: \$1,416.12**

**June 2023 Paid:**

Flathead Electric	70.00	(auto pay) June billing
Bookkeeping AA	245.83	(prepare & mail annual dues invoices)
Valley Landcare	1,000.00	(noxious weed spraying of HOA common areas)

**July 2023 Paid:**

Flathead Electric	79.00	(auto pay) July billing
USPS	82.00	(1yr rental of HOA post box)
Wendy Blankenship	44.36	(BBQ supplies for HOA work day on 6/17/23)
GoDaddy	119.88	(HOA website domain renewal 1 yr)

**Transfer In: 10,000.00**

**Deposits:**

**Ending balance: \$ 9,775.05**

**Road Maintenance Account:**

**Beginning Balance May 2023: \$82,955.00**

**Deposits:**

**Transfer Out: 10,000.00**

**Ending Balance \$ 72,955.00**

**2023-45 Lots paid @ \$550.00 per lot = \$24,750.00**

**2022-45 Lots paid @ \$550.00 per lot = \$24,750.00**

**Outstanding Receivables (Lot 31 unpaid for multiple assessments; includes late fees and finance charges) = \$3,856.18**

**Meadowbrooke HOA Comparison of Budget  
January To July Year to Date Expenses 2023**

Expenses	Budget Amount	YTD Expense	% Budget
Professional Fees	\$2,500.00	\$380.83	15%
Snow Removal	\$6,000.00	\$2,150.00	36%
Utilities	\$1,000.00	\$414.00	41%
Office Expenses	\$300.00	\$152.55	51%
Landscaping & Groundskeeping	\$3,000.00	\$1,203.93	40%
Postage	\$100.00	\$0.00	0%
Licenses & Permits	\$20.00	\$20.00	100%
Insurance Liability	\$2,000.00	\$0.00	0%
Post Box Rental	\$75.00	\$82.00	109%
Meeting Expenses	\$200.00	\$50.00	25%
Misc	\$500.00	\$0.00	0%
	\$15,695.00	\$4,453.31	