The Springs HOA Annual Report
December, 31 2022
January thru December

	Actual	Budget	Variance
Income			
Other Income	15,344.13	0	15,344.13
Total Other Income	15,344.13	0	15,344.13
Membership Income			
Late Fees	275.00	0	275.00
Homeowners Yearly Dues	239,041.20	237,600.00	1,441.20
Disclosure Fee	14,400.00	8,800.00	5,600.00
Total Membership Income	253,716.20	246,400.00	7,316.20
Total Income	269,060.33	246,400.00	22,660.33
Interest			
Operating Fund Interest	24.95	15.00	9.95
Reserve Fund Interest	380.98	2,245.00	(1,864.02)
Total Interest	405.93	2,260.00	(1,854.07)
Total Income	269,466.26	248,660.00	20,806.26
Transfer to Reserve Fund			
Contribution from Dues	119,303.00	99,303.00	20,000.00
Reserve Fund Interest	380.98	2,245.00	(1,864.02)
Total Transfer to Reserve Fund	119,683.98	101,548.00	18,135.98
NET INCOME FROM OPERATIONS	149,782.28	147,112.00	2,670.28
TOTAL OPERATING EXPENSES	138,297.70	144,360.00	6,062.30
GAIN or (LOSS) from OPERATIONS	11,484.58	2,752.00	8,732.58
Total Reserve Spending	236,538.31	230,981.00	5,557.31
Total Gain (Loss)	(225,053.73)	(228,229.00)	3,175.27
Beginning Operating Funds	42,126.62		
Accounts Payable			
Net Gain from Operations	11,484.58		
Ending Operating Funds	53,611.20		
Beginning Capital Reserve Funds	619,346.38		
Total Transfer to Reserve	119,683.98		
Less: Spending	236,538.31		
Ending Capital Reserve Funds	502,492.05		
TOTAL ASSETS	556,103.25		