Carriage Park Neighborhood Association

Financial Statements
August 31, 2025

Carriage Park Neighborhood Association
Balance Sheet
August 31, 2025

Current Assets	
Cash in Bank - Union Bank	$ 26,830.10
Cash in Bank - Union Bank - Townhouse	5,826.72
Capital Improvement Savings - Union Bank	9,285.50
Accounts Receivable - Dues	17,680.00
Accounts Receivable - Water	468.11
Accounts Receivable - Special Assessment	-
Total Current Assets	60,090.43
Total Assets	$ 60,090.43
Current Liabilities	
Advance Due Payments	$ 6,760.00
Advance Water Payments	19.59
Advance Special Assessment Payments	-
Total Current Liabilities	6,779.59
Members' Equity	53,310.84
Total Liabilities and Members' Equity	$ 60,090.43

Carriage Park Neighborhood Association
Income Statement
For the One Month Ended August 31, 2025

	August	Year to Date	Budget	$ Difference
Revenue - Common Properties				
Dues - Common Properties	$ 3,675.00	$ 3,675.00	$ 3,675.00	$ -
Interest Income	9.57	9.57	20.00	(10.43)
Miscellaneous Income	-	-	25.00	(25.00)
Revenue - Townhouses				
Dues - Townhouses	1,710.00	1,710.00	1,710.00	-
Water - Townhouses	1,375.26	1,375.26	580.00	795.26
Interest Income	1.82	1.82	5.00	(3.18)
Total Unrestricted Revenue	6,771.65	6,771.65	6,015.00	756.65
Swimming Pool Expenses				
Electricity - Pool	336.75	336.75	170.00	166.75
Gas - Pool	63.94	63.94	75.00	(11.06)
Labor and Supplies - Pool	1,343.48	1,343.48	800.00	543.48
Telephone - Pool	52.58	52.58	50.00	2.58
Water - Pool	172.24	172.24	55.00	117.24
Licenses - Pool	-	-	50.00	(50.00)
Total Swimming Pool Expense	1,968.99	1,968.99	1,200.00	768.99
Common Property				
Snow/Lawn Care - Commons	2,075.00	2,075.00	1,500.00	575.00
Water - Commons	490.69	490.69	250.00	240.69
Electricity - Commons	183.25	183.25	170.00	13.25
Maintenance and Supplies	750.00	750.00	1,285.00	(535.00)
Total Common Property	3,498.94	3,498.94	3,205.00	293.94
Townhouse Expense				
Water - Townhouses	1,375.24	1,375.24	670.00	705.24
Office Supplies and Postage - Townhouses	14.04	14.04	10.00	4.04
Snow/Lawn Care - Townhouses	-	-	200.00	(200.00)
Accounting Services	100.00	100.00	50.00	50.00
Miscellaneous Expense	-	-	-	-
Total Townhouse Expense	1,489.28	1,489.28	930.00	559.28
Other Expenses				
Insurance	-	-	350.00	(350.00)
Office Supplies and Postage	58.56	58.56	35.00	23.56
Miscellaneous	-	-	30.00	(30.00)
Refuse Services	50.00	50.00	65.00	(15.00)
Accounting Services	200.00	200.00	200.00	-
Total Other Expenses	308.56	308.56	680.00	(371.44)
Total Expenses	7,265.77	7,265.77	6,015.00	1,250.77
Net Operating Income	(494.12)	(494.12)	-	(494.12)
Capital Expenses				
Capital Income	335.00	335.00	335.00	-
Capital Interest	-	-	2.00	(2.00)
Capital Expenses	-	-	337.00	(337.00)
Net Capital Income	335.00	335.00	-	335.00
Change in Members' Equity	$ (159.12)	$ (159.12)	$ -	$ (159.12)

Carriage Park Neighborhood Association
Statement of Members' Equity
For the One Month Ended August 31, 2025

Balance at beginning of period	$ 53,469.96
Change in Members' Equity	(159.12)
Balance at end of period	$ 53,310.84

Carriage Park Neighborhood Association
Townhouse Fund
Receipts and Disbursements
August 1, 2025 through August 31, 2025

Beginning Balance, as of August 1, 2025		$ 6,187.58
Receipts		
Dues	-	
Water Bill Payment Receipts	1,126.60	
Interest Income	1.82	
Total Receipts		1,128.42
Total Receipts and Cash		7,316.00
Disbursements		
Accounting	100.00	
Office Supplies and Postage	14.04	
Capital Improvements	-	
Snow Removal / Lawn Care	-	
Water	1,375.24	
Miscellaneous	-	
Total Disbursements		1,489.28
Ending Balance, as of August 31, 2025		$ 5,826.72