Rolling Meadows Condominium Association

Balance Sheet Comparison: August 31, 2026 vs September 30, 2026

	Last Month	Current Month	Difference
Current Assets			
First Citizens Operating	$4,611.81	$13,253.16	$8,641.35
Receivables	$870.00	$1,870.00	$1,000.00
Total Current Assets	**$5,481.81**	**$15,123.16**	**$9,641.35**
Reserves			
First Citizens - Reserve	$192,602.25	$183,962.95	($8,639.30)
CD First Citizens 10.25.26 3.60%	$112,958.94	$113,304.83	$345.89
Total Reserves	**$305,561.19**	**$297,267.78**	**($8,293.41)**
Total Assets	**$311,043.00**	**$312,390.94**	**$1,347.94**

	Last Month	Current Month	Difference
Liability			
Accounts Payable	$125.00	$17,474.00	$17,349.00
Prepaid Homeowners	$9,037.93	$9,312.93	$275.00
Total Liability	**$9,162.93**	**$26,786.93**	**$17,624.00**
Equity			
Net Profit/Loss	$14,330.74	($1,945.32)	($16,276.06)
Retained Earnings	$287,549.33	$287,549.33	-
Total Equity	**$301,880.07**	**$285,604.01**	**($16,276.06)**
Total Liabilities / Equity	**$311,043.00**	**$312,390.94**	**$1,347.94**

Rolling Meadows Condominium Association

Statement of Revenues and Expenses 9/1/2026 - 9/30/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Operating Income							
Assessment Income							
5001 - Association Dues	26,400.00	26,400.00	-	237,600.00	237,600.00	-	316,800.00
Total Assessment Income	**26,400.00**	**26,400.00**	**-**	**237,600.00**	**237,600.00**	**-**	**316,800.00**
Other Income							
5101 - Interest Income	.88	-	.88	11.93	-	11.93	-
5118 - NSF Check Fee	10.00	-	10.00	10.00	-	10.00	-
5124 - Late Fees	25.00	-	25.00	75.00	-	75.00	-
5218 - Fines	-	-	-	150.00	-	150.00	-
5222 - Leasing Fees	1,000.00	-	1,000.00	2,000.00	-	2,000.00	-
5242 - Maint. Charged to Homeowners	-	-	-	745.00	-	745.00	-
Total Other Income	**1,035.88**	**-**	**1,035.88**	**2,991.93**	**-**	**2,991.93**	**-**
Total Income	**27,435.88**	**26,400.00**	**1,035.88**	**240,591.93**	**237,600.00**	**2,991.93**	**316,800.00**
Operating Expense							
Utilities Expense							
6128 - Water/Sewer	-	2,864.42	2,864.42	21,038.61	25,779.78	4,741.17	34,373.00
6450 - Electric	322.57	632.20	309.63	4,781.86	5,689.80	907.94	7,586.42
Total Utilities Expense	**322.57**	**3,496.62**	**3,174.05**	**25,820.47**	**31,469.58**	**5,649.11**	**41,959.42**
Administrative Expense							
6125 - Accounting Fees	-	18.33	18.33	340.00	164.97	(175.03)	220.00
6212 - Bank Charges	10.00	7.50	(2.50)	10.00	67.50	57.50	90.00
6223 - Corporate Income Tax	-	137.50	137.50	729.00	1,237.50	508.50	1,650.00
6310 - Office Expenses	42.88	66.67	23.79	468.97	600.03	131.06	800.00
6311 - Management Fee	2,416.71	2,416.71	-	21,750.39	21,750.39	-	29,000.56
6315 - Permits/Certificates	-	8.33	8.33	-	74.97	74.97	100.00
6341 - Legal Expense	-	62.50	62.50	-	562.50	562.50	750.00
6390 - Miscellaneous Expense	-	20.83	20.83	1,213.00	187.47	(1,025.53)	250.00
6941 - Insurance	6,703.60	5,543.58	(1,160.02)	67,007.00	49,892.22	(17,114.78)	66,523.00
Total Administrative Expense	**9,173.19**	**8,281.95**	**(891.24)**	**91,518.36**	**74,537.55**	**(16,980.81)**	**99,383.56**
Repair and Maintenance Expense							
6518 - Dryer Vent Cleaning	-	250.00	250.00	2,795.76	2,250.00	(545.76)	3,000.00
6526 - Exterminating	1,738.00	150.00	(1,588.00)	1,738.00	1,350.00	(388.00)	1,800.00
6536 - General Maintenance	3,693.50	833.33	(2,860.17)	10,312.61	7,499.97	(2,812.64)	10,000.00
6551 - Roof Repairs	-	83.33	83.33	3,250.00	749.97	(2,500.03)	1,000.00
6582 - Alarm Service	-	333.33	333.33	6,523.87	2,999.97	(3,523.90)	4,000.00
Total Repair and Maintenance Expense	**5,431.50**	**1,649.99**	**(3,781.51)**	**24,620.24**	**14,849.91**	**(9,770.33)**	**19,800.00**
Grounds							
6601 - Refuse Removal	2,179.83	2,141.75	(38.08)	19,051.77	19,275.75	223.98	25,701.00
6610 - Grounds Contract	3,981.31	1,983.14	(1,998.17)	19,906.55	17,848.26	(2,058.29)	23,797.64

Rolling Meadows Condominium Association

Statement of Revenues and Expenses 9/1/2026 - 9/30/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
6642 - Plumbing - Repairs/Supplies	779.58	125.00	(654.58)	3,315.73	1,125.00	(2,190.73)	1,500.00
6656 - Snow Removal	-	2,720.92	2,720.92	21,767.34	24,488.28	2,720.94	32,651.00
6666 - Additional Landscape	-	166.67	166.67	1,858.55	1,500.03	(358.52)	2,000.00
Total Grounds	**6,940.72**	**7,137.48**	**196.76**	**65,899.94**	**64,237.32**	**(1,662.62)**	**85,649.64**
Transfer to Replacement Reserve							
6956 - Transfer to Reserve	6,000.00	6,000.00	-	54,000.00	54,000.00	-	72,000.00
Total Transfer to Replacement Reserve	**6,000.00**	**6,000.00**	**-**	**54,000.00**	**54,000.00**	**-**	**72,000.00**
Total Expense	**27,867.98**	**26,566.04**	**(1,301.94)**	**261,859.01**	**239,094.36**	**(22,764.65)**	**318,792.62**
Operating Net Total	**(432.10)**	**(166.04)**	**(266.06)**	**(21,267.08)**	**(1,494.36)**	**(19,772.72)**	**(1,992.62)**

Rolling Meadows Condominium Association

Statement of Revenues and Expenses 9/1/2026 - 9/30/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Reserve Income							
Reserve Income							
5046 - Reserve Fund Charge	6,000.00	-	6,000.00	54,000.00	-	54,000.00	-
Total Reserve Income	**6,000.00**	**-**	**6,000.00**	**54,000.00**	**-**	**54,000.00**	**-**
Other Income							
5101 - Interest Income	376.04	-	376.04	3,278.61	-	3,278.61	-
Total Other Income	**376.04**	**-**	**376.04**	**3,278.61**	**-**	**3,278.61**	**-**
Total Income	**6,376.04**	**-**	**6,376.04**	**57,278.61**	**-**	**57,278.61**	**-**
Reserve Expense							
Reserve Expense							
7175 - Balcony Repairs	-	-	-	5,007.40	-	(5,007.40)	-
7185 - Reserve Study	-	-	-	1,675.00	-	(1,675.00)	-
7301 - Asphalt Reserve Expense	16,605.00	-	(16,605.00)	16,605.00	-	(16,605.00)	-
7328 - Fire System Expense	5,615.00	-	(5,615.00)	5,615.00	-	(5,615.00)	-
7353 - Landscaping Projects	-	-	-	9,054.45	-	(9,054.45)	-
Total Reserve Expense	**22,220.00**	**-**	**(22,220.00)**	**37,956.85**	**-**	**(37,956.85)**	**-**
Total Expense	**22,220.00**	**-**	**(22,220.00)**	**37,956.85**	**-**	**(37,956.85)**	**-**
Reserve Net Total	**(15,843.96)**	**-**	**(15,843.96)**	**19,321.76**	**-**	**19,321.76**	**-**
Net Total	**(16,276.06)**	**(166.04)**	**(16,110.02)**	**(1,945.32)**	**(1,494.36)**	**(450.96)**	**(1,992.62)**