



Balance Sheet
 Fall Creek Homeowners Association, Inc.
 End Date: 12/31/2021

Date: 1/15/2022
 Time: 5:29 am
 Page: 1

Assets	Operating	Reserve	Total
Current Assets			
Veritex Bank Operating	\$224,370.79	\$0.00	\$224,370.79
Veritex Bank Money Market	\$0.00	\$1.71	\$1.71
Veritex Bank Operating Fairway Crossing	\$39,285.80	\$0.00	\$39,285.80
Veritex Bank Reserve Fairway Crossing	\$0.00	\$42,668.71	\$42,668.71
Veritex Bank Operating Serrano Creek	\$35,752.66	\$0.00	\$35,752.66
Veritex Bank SC Reserve	\$0.00	\$8,045.44	\$8,045.44
Veritex Bank Social Committee Debit Card	\$4,804.38	\$0.00	\$4,804.38
Veritex Bank Tennis Team Operating	\$14,070.89	\$0.00	\$14,070.89
Pacific Premier Money Market	\$0.00	\$5,534.99	\$5,534.99
Pacific Premier ICS	\$0.00	\$727,679.41	\$727,679.41
Pacific Premier Operating Money Market	\$540,611.77	\$0.00	\$540,611.77
Pacific Premier Operating Money Market ICS	\$1,067,229.49	\$0.00	\$1,067,229.49
Alliance *6017 52w 1.25% CDARS	\$0.00	\$1,028,088.03	\$1,028,088.03
Alliance Capital Reserve	\$0.00	\$109,944.19	\$109,944.19
Alliance Fairway Crossing Reserve	\$0.00	\$154,518.01	\$154,518.01
Alliance Serrano Creek Reserve	\$0.00	\$148,992.36	\$148,992.36
AAB ICS Capital Reserve	\$0.00	\$100,775.41	\$100,775.41
AAB ICS Fairway Crossing Reserve	\$0.00	\$126,523.10	\$126,523.10
AAB ICS Serrano Creek Reserve	\$0.00	\$106,074.23	\$106,074.23
Total: Current Assets	\$1,926,125.78	\$2,558,845.59	\$4,484,971.37
Accounts Receivable			
Accounts Receivable	\$342,726.37	\$0.00	\$342,726.37
Allowance For Doubtful Accounts	(\$112,956.67)	\$0.00	(\$112,956.67)
Due from Operating	(\$1,248.55)	\$0.00	(\$1,248.55)
Due from Operating - FC	\$186,831.38	\$0.00	\$186,831.38
Due from Operating - SC	\$50,837.47	\$0.00	\$50,837.47
Due from FC Operating to FC Reserve	\$0.00	\$50,323.22	\$50,323.22
Due from Operating to SC Reserve	\$0.00	\$26,997.78	\$26,997.78
Due From Operating to Reserve	\$0.00	\$248,679.51	\$248,679.51
Due from Reserve to Operating	\$518,193.83	\$0.00	\$518,193.83
Due from FC Operating	\$0.00	(\$1,364.54)	(\$1,364.54)
A/R Fall Creek Commercial POA	\$492,286.38	\$0.00	\$492,286.38
Allowance For Doubtful Accounts - Joint Maintenanc	(\$492,286.38)	\$0.00	(\$492,286.38)
A/R Other	\$584.56	\$0.00	\$584.56
Total: Accounts Receivable	\$984,968.39	\$324,635.97	\$1,309,604.36
Other Assets			
Prepaid Insurances	\$7,032.12	\$0.00	\$7,032.12
Prepaid Expenses	\$21,397.61	\$0.00	\$21,397.61
Advance Payments	\$480.00	\$0.00	\$480.00
Total: Other Assets	\$28,909.73	\$0.00	\$28,909.73
Current Liabilities			
Due to Operating	\$494.54	\$0.00	\$494.54
Total: Current Liabilities	\$494.54	\$0.00	\$494.54
Total: Assets	\$2,940,498.44	\$2,883,481.56	\$5,823,980.00
Liabilities & Equity			
Current Liabilities			
Accounts Payable	\$10,312.90	\$0.00	\$10,312.90
Accrued Expenses	\$36,497.00	\$0.00	\$36,497.00
Due to FC Reserve	\$17,870.00	\$0.00	\$17,870.00
Due to SC Reserve	\$26,062.83	\$0.00	\$26,062.83
Payable to SC Reserve from SC Operating	\$934.95	\$0.00	\$934.95
Payable to Reserve	\$279,327.78	\$0.00	\$279,327.78
Payable to FC	\$75,967.18	\$0.00	\$75,967.18
Payable to SC	\$23,458.01	\$0.00	\$23,458.01



Balance Sheet

Fall Creek Homeowners Association, Inc.
End Date: 12/31/2021

Date: 1/15/2022
Time: 5:29 am
Page: 2

	Operating	Reserve	Total
Payable to SC Reserve	(\$313.60)	\$0.00	(\$313.60)
Payable to Operating from Reserve	\$0.00	\$518,193.83	\$518,193.83
Due to Fairway Crossing	\$110,864.20	\$0.00	\$110,864.20
Due to Serrano Creek	\$27,379.46	\$0.00	\$27,379.46
Due to Tennis Committee	\$7,170.93	\$0.00	\$7,170.93
Fall Creek CSO - Enhancement Fee	\$100,427.25	\$0.00	\$100,427.25
Clubhouse Rental Deposits	\$1,050.00	\$0.00	\$1,050.00
Deposits - ARC	\$69,357.92	\$0.00	\$69,357.92
Prepaid Assessments	\$1,373,221.08	\$0.00	\$1,373,221.08
A/P Spectrum Collections	\$39,310.98	\$0.00	\$39,310.98
Fed Income Tax Payable	\$1,172.00	\$0.00	\$1,172.00
Total: Current Liabilities	\$2,200,070.87	\$518,193.83	\$2,718,264.70
Equity			
Retained Earnings - Operating Fund	(\$83,329.63)	\$0.00	(\$83,329.63)
Fairway Crossing Operating Fund	\$209,821.57	\$0.00	\$209,821.57
Serrano Creek Operating Fund	\$70,271.38	\$0.00	\$70,271.38
Fairway Crossing Reserve Fund	\$0.00	\$162,107.35	\$162,107.35
Serrano Creek Reserve Fund	\$0.00	\$214,054.95	\$214,054.95
Reserve Fund	\$0.00	\$1,812,758.72	\$1,812,758.72
Total: Equity	\$196,763.32	\$2,188,921.02	\$2,385,684.34
Total Net Income Gain / Loss	\$543,664.25	\$176,366.71	\$720,030.96
Total: Liabilities & Equity	\$2,940,498.44	\$2,883,481.56	\$5,823,980.00



Income Statement
 Fall Creek Homeowners Association, Inc.
 12/31/2021

Date: 1/15/2022
 Time: 5:29 am
 Page: 1

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
OPERATING INCOME							
Income							
4050-00 Interest Income - Operating	\$15.99	\$-	\$15.99	\$667.28	\$-	\$667.28	\$-
4110-00 Maintenance Assessment	231,118.33	239,709.13	(8,590.80)	2,870,054.54	2,876,510.00	(6,455.46)	2,876,510.00
4111-01 Fairway Crossing Assessment	7,816.74	7,875.00	(58.26)	93,800.00	94,500.00	(700.00)	94,500.00
4111-02 Serrano Creek Assessment	13,770.00	4,830.00	8,940.00	68,742.50	57,960.00	10,782.50	57,960.00
4115-00 Pro-rated Assessment	-	-	-	880.96	-	880.96	-
4117-00 Fall Creek Commercial/Comm Services - Shared	-	22,916.63	(22,916.63)	462,000.00	275,000.00	187,000.00	275,000.00
4120-00 Builder Assessment	45.42	-	45.42	106.05	-	106.05	-
4135-00 Capital Improvement Fee	882.50	-	882.50	18,569.03	-	18,569.03	-
4210-00 Late Fee Income	2,103.99	-	2,103.99	63,108.55	-	63,108.55	-
4220-00 Fine Income	750.00	-	750.00	2,800.00	-	2,800.00	-
4230-00 Gate Entry Access Income	-	-	-	850.00	-	850.00	-
4230-01 Gate Entry Access Income - FC	-	-	-	50.00	-	50.00	-
4230-02 Gate Entry Access Income - SC	-	-	-	200.00	-	200.00	-
4235-00 Amenity Access Income	-	-	-	3,533.00	-	3,533.00	-
4236-00 Clubhouse Rental and Cleaning	(500.00)	1,666.63	(2,166.63)	540.00	20,000.00	(19,460.00)	20,000.00
4237-00 Clubhouse Rental	550.00	-	550.00	5,000.00	-	5,000.00	-
4238-00 Clubhouse Rental - Officer Fee	-	-	-	(240.00)	-	(240.00)	-
4240-00 Security Reimbursement - WCID 96	27,979.60	27,979.62	(0.02)	335,755.20	335,755.00	0.20	335,755.00
4251-00 Allowance for Delinquent Assessments 5%	-	(5,225.00)	5,225.00	(78.71)	(62,700.00)	62,621.29	(62,700.00)
4265-00 Tennis Income	1,052.02	833.37	218.65	21,137.68	10,000.00	11,137.68	10,000.00
4400-00 Misc. Income	112,290.00	-	112,290.00	133,140.00	-	133,140.00	-
Total Income	\$397,874.59	\$300,585.38	\$97,289.21	\$4,080,616.08	\$3,607,025.00	\$473,591.08	\$3,607,025.00
Total OPERATING INCOME	\$397,874.59	\$300,585.38	\$97,289.21	\$4,080,616.08	\$3,607,025.00	\$473,591.08	\$3,607,025.00
OPERATING EXPENSE							
General Maintenance							
5110-00 General Maint./Repairs	1,800.00	7,083.37	5,283.37	71,759.56	85,000.00	13,240.44	85,000.00
5110-01 General Maint./Repairs - FC	1,217.81	416.63	(801.18)	3,297.59	5,000.00	1,702.41	5,000.00
5110-02 General Maint./Repairs - SC	-	166.63	166.63	3,457.32	2,000.00	(1,457.32)	2,000.00
5111-00 Lighting Repair & Maintenance	6,620.00	2,291.63	(4,328.37)	55,709.93	27,500.00	(28,209.93)	27,500.00
5140-00 Landscape Maintenance Contract	81,591.30	81,666.63	75.33	989,376.02	980,000.00	(9,376.02)	980,000.00
5145-00 Landscape Extras & Improvement	-	16,666.63	16,666.63	209,004.66	200,000.00	(9,004.66)	200,000.00
5145-01 Landscape Extras & Improvement - FC	-	833.37	833.37	1,813.19	10,000.00	8,186.81	10,000.00
5145-02 Landscape Extras & Improvement - SC	-	541.63	541.63	5,742.66	6,500.00	757.34	6,500.00
5150-00 Irrigation Maint/ Repairs	535.10	6,250.00	5,714.90	37,281.79	75,000.00	37,718.21	75,000.00
5151-00 Irrigation Maint/ Repairs - SC	-	416.63	416.63	2,239.53	5,000.00	2,760.47	5,000.00
5152-00 Irrigation Maint/ Repairs - FC	-	416.63	416.63	2,198.43	5,000.00	2,801.57	5,000.00
5155-00 Fence Maintenance & Repair	-	4,166.63	4,166.63	40,660.35	50,000.00	9,339.65	50,000.00
5156-00 Fence Maintenance/Repair- FC	-	833.37	833.37	297.69	10,000.00	9,702.31	10,000.00
5157-00 Fence Maintenance/Repairs- SC	-	166.63	166.63	297.69	2,000.00	1,702.31	2,000.00
5160-00 Cleaning Services	1,674.10	2,083.37	409.27	22,008.88	25,000.00	2,991.12	25,000.00
5170-00 Site Signs	-	-	-	2,643.70	-	(2,643.70)	-
5175-00 Sign Maintenance	-	-	-	1,203.42	-	(1,203.42)	-
5180-00 Pest Control	-	1,000.00	1,000.00	6,477.76	12,000.00	5,522.24	12,000.00
Total General Maintenance	\$93,438.31	\$124,999.78	\$31,561.47	\$1,455,470.17	\$1,500,000.00	\$44,529.83	\$1,500,000.00
Utilities							
5220-00 Water / Sewer	14,437.83	16,000.00	1,562.17	194,341.30	192,000.00	(2,341.30)	192,000.00
5230-00 Streetlight Electric	17,787.92	20,000.00	2,212.08	212,780.98	240,000.00	27,219.02	240,000.00
5240-00 Telephone	1,963.76	250.00	(1,713.76)	8,587.92	3,000.00	(5,587.92)	3,000.00
5240-01 Telephone - FC	397.72	325.00	(72.72)	4,697.41	3,900.00	(797.41)	3,900.00
5240-02 Telephone - SC	322.49	333.37	10.88	3,945.11	4,000.00	54.89	4,000.00
5250-00 Gas Service	446.23	333.37	(112.86)	3,591.05	4,000.00	408.95	4,000.00



Income Statement
 Fall Creek Homeowners Association, Inc.
 12/31/2021

Date: 1/15/2022
 Time: 5:29 am
 Page: 2

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
5260-00 Cable TV	\$123.62	\$108.37	(\$15.25)	\$1,577.18	\$1,300.00	(\$277.18)	\$1,300.00
5270-00 Trash Collection	381.30	408.37	27.07	4,098.39	4,900.00	801.61	4,900.00
Total Utilities	\$35,860.87	\$37,758.48	\$1,897.61	\$433,619.34	\$453,100.00	\$19,480.66	\$453,100.00
Administrative							
5310-00 General Administrative	2,334.03	4,166.63	1,832.60	65,380.50	50,000.00	(15,380.50)	50,000.00
5311-00 Meeting Expense	309.97	375.00	65.03	5,863.97	4,500.00	(1,363.97)	4,500.00
5325-00 Storage Fees	216.00	125.00	(91.00)	3,211.39	1,500.00	(1,711.39)	1,500.00
5335-00 Internet/Web Services	4,824.47	2,583.37	(2,241.10)	36,618.77	31,000.00	(5,618.77)	31,000.00
5370-00 Licenses/Fees/Permits	-	-	-	1,388.94	-	(1,388.94)	-
5380-00 Contributions/Donations	-	833.37	833.37	6,720.00	10,000.00	3,280.00	10,000.00
Total Administrative	\$7,684.47	\$8,083.37	\$398.90	\$119,183.57	\$97,000.00	(\$22,183.57)	\$97,000.00
Professional Services							
5410-00 Management Fee	10,862.54	14,230.00	3,367.46	170,836.91	170,760.00	(76.91)	170,760.00
5420-00 Audit	-	625.00	625.00	6,200.00	7,500.00	1,300.00	7,500.00
5425-00 Tax Preparation	-	41.63	41.63	-	500.00	500.00	500.00
5430-00 Legal	4,249.33	1,250.00	(2,999.33)	7,219.33	15,000.00	7,780.67	15,000.00
5450-00 Pool/Rec. Ctr. Administration	2,040.00	2,083.37	43.37	24,480.00	25,000.00	520.00	25,000.00
Total Professional Services	\$17,151.87	\$18,230.00	\$1,078.13	\$208,736.24	\$218,760.00	\$10,023.76	\$218,760.00
Insurance & Taxes							
5540-00 Insurance Expense	7,067.91	16,666.63	9,598.72	104,163.34	200,000.00	95,836.66	200,000.00
5550-00 Taxes	96.77	583.37	486.60	2,659.48	7,000.00	4,340.52	7,000.00
Total Insurance & Taxes	\$7,164.68	\$17,250.00	\$10,085.32	\$106,822.82	\$207,000.00	\$100,177.18	\$207,000.00
Lake Maintenance							
5620-00 Lake Maintenance	1,344.90	1,750.00	405.10	23,421.54	21,000.00	(2,421.54)	21,000.00
5620-01 Lake Maintenance - FC	1,387.14	1,291.63	(95.51)	14,523.22	15,500.00	976.78	15,500.00
5620-02 Lake Maintenance - SC	954.08	1,291.63	337.55	12,018.01	15,500.00	3,481.99	15,500.00
Total Lake Maintenance	\$3,686.12	\$4,333.26	\$647.14	\$49,962.77	\$52,000.00	\$2,037.23	\$52,000.00
Security Expense							
5750-00 Patrol Services	37,184.00	37,666.63	482.63	484,009.77	452,000.00	(32,009.77)	452,000.00
5760-00 Alarm Monitoring	-	37.50	37.50	10.00	450.00	440.00	450.00
5770-00 False Alarms	-	108.37	108.37	750.00	1,300.00	550.00	1,300.00
Total Security Expense	\$37,184.00	\$37,812.50	\$628.50	\$484,769.77	\$453,750.00	(\$31,019.77)	\$453,750.00
Committees							
5810-00 Community Events	699.19	4,166.63	3,467.44	59,137.39	50,000.00	(9,137.39)	50,000.00
5815-00 Tennis Coach Payments	2,380.00	833.37	(1,546.63)	23,633.98	10,000.00	(13,633.98)	10,000.00
5820-00 YOM & Christmas Decorations	26,406.68	3,250.00	(23,156.68)	53,472.38	39,000.00	(14,472.38)	39,000.00
5830-00 Parks and Trails Committee	-	-	-	42,501.49	-	(42,501.49)	-
5845-00 Crime Watch Committee	-	675.00	675.00	1,044.02	8,100.00	7,055.98	8,100.00
5850-00 National Night Out	-	-	-	3,104.92	-	(3,104.92)	-
5855-00 Marketing Committee	-	833.37	833.37	5,104.70	10,000.00	4,895.30	10,000.00
5865-00 Welcome Committee	-	104.13	104.13	2,240.78	1,250.00	(990.78)	1,250.00
Total Committees	\$29,485.87	\$9,862.50	(\$19,623.37)	\$190,239.66	\$118,350.00	(\$71,889.66)	\$118,350.00
Entry Maintenance							
6010-01 Entry Gate Maintenance - FC	416.77	1,250.00	833.23	20,728.84	15,000.00	(5,728.84)	15,000.00
6010-02 Entry Gate Maintenance - SC	928.79	833.37	(95.42)	4,024.77	10,000.00	5,975.23	10,000.00
6020-00 Street Cleaning- FC	-	125.00	125.00	-	1,500.00	1,500.00	1,500.00
6030-00 Street Cleaning- SC	-	100.00	100.00	-	1,200.00	1,200.00	1,200.00
6050-01 Private Street Maintenance - FC	-	83.37	83.37	119.08	1,000.00	880.92	1,000.00
6050-02 Private Street Maintenance - SC	-	83.37	83.37	-	1,000.00	1,000.00	1,000.00
Total Entry Maintenance	\$1,345.56	\$2,475.11	\$1,129.55	\$24,872.69	\$29,700.00	\$4,827.31	\$29,700.00
Pool							
6125-00 Pool Maint/ Repair	948.96	5,833.37	4,884.41	50,395.04	70,000.00	19,604.96	70,000.00
6130-00 Extra Lifeguards	-	-	-	450.00	-	(450.00)	-
6135-00 Pool Management	2,441.04	11,916.63	9,475.59	185,955.62	143,000.00	(42,955.62)	143,000.00
Total Pool	\$3,390.00	\$17,750.00	\$14,360.00	\$236,800.66	\$213,000.00	(\$23,800.66)	\$213,000.00
Amenity Center							
6220-00 Electrical Repairs - Amenity Center	-	83.37	83.37	-	1,000.00	1,000.00	1,000.00



Income Statement
 Fall Creek Homeowners Association, Inc.
 12/31/2021

Date: 1/15/2022
 Time: 5:29 am
 Page: 3

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
6225-00 Amenity Access Repairs	\$-	\$83.37	\$83.37	\$519.60	\$1,000.00	\$480.40	\$1,000.00
6230-00 Clubhouse Supplies	313.51	1,250.00	936.49	4,705.36	15,000.00	10,294.64	15,000.00
6232-00 Clubhouse Rental - Officer Fee	-	-	-	813.20	-	(813.20)	-
6235-00 Fitness Center Expense	21.32	1,833.37	1,812.05	6,014.24	22,000.00	15,985.76	22,000.00
6241-00 Key Fob Expense- FC	-	83.37	83.37	584.55	1,000.00	415.45	1,000.00
6242-00 Key Fob Expense- SC	-	100.00	100.00	434.55	1,200.00	765.45	1,200.00
6250-00 Playground Repair & Maintenance	-	1,250.00	1,250.00	32,262.90	15,000.00	(17,262.90)	15,000.00
6255-00 Tennis Court Repair & Maintenance	650.00	833.37	183.37	12,139.74	10,000.00	(2,139.74)	10,000.00
Total Amenity Center	\$984.83	\$5,516.85	\$4,532.02	\$57,474.14	\$66,200.00	\$8,725.86	\$66,200.00
Other Expense							
6300-00 Transfer to Reserve	-	13,500.38	13,500.38	-	162,005.00	162,005.00	162,005.00
6300-01 Transfer to Reserve - FC	115,000.00	2,216.63	(112,783.37)	115,000.00	26,600.00	(88,400.00)	26,600.00
6300-02 Transfer to Reserve - SC	54,000.00	796.63	(53,203.37)	54,000.00	9,560.00	(44,440.00)	9,560.00
Total Other Expense	\$169,000.00	\$16,513.64	(\$152,486.36)	\$169,000.00	\$198,165.00	\$29,165.00	\$198,165.00
Total OPERATING EXPENSE	\$406,376.58	\$300,585.49	(\$105,791.09)	\$3,536,951.83	\$3,607,025.00	\$70,073.17	\$3,607,025.00
Net Income:	(\$8,501.99)	(\$0.11)	(\$8,501.88)	\$543,664.25	\$0.00	\$543,664.25	\$0.00



Income Statement
 Fall Creek Homeowners Association, Inc.
 12/31/2021

Date: 1/15/2022
 Time: 5:29 am
 Page: 4

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
RESERVE INCOME							
Income							
4050-90 Interest Income - Reserve FC	\$23.09	\$-	\$23.09	\$359.73	\$-	\$359.73	\$-
4050-95 Interest Income - Reserve SC	26.18	-	26.18	563.58	-	563.58	-
4050-99 Interest Income - Reserve	469.45	-	469.45	6,835.99	-	6,835.99	-
Total Income	\$518.72	\$-	\$518.72	\$7,759.30	\$-	\$7,759.30	\$-
Income							
4236-90 Contribution to Reserves - FC	115,000.00	-	115,000.00	115,000.00	-	115,000.00	-
4236-95 Contribution to Reserves - SC	54,000.00	-	54,000.00	54,000.00	-	54,000.00	-
Total Income	\$169,000.00	\$-	\$169,000.00	\$169,000.00	\$-	\$169,000.00	\$-
Total RESERVE INCOME	\$169,518.72	\$-	\$169,518.72	\$176,759.30	\$-	\$176,759.30	\$-
RESERVE EXPENSE							
Reserve Expenses							
6530-99 MR&R Gate Repairs	392.59	-	(392.59)	392.59	-	(392.59)	-
Total Reserve Expenses	\$392.59	\$-	(\$392.59)	\$392.59	\$-	(\$392.59)	\$-
Total RESERVE EXPENSE	\$392.59	\$-	(\$392.59)	\$392.59	\$-	(\$392.59)	\$-
Net Reserve:	\$169,126.13	\$0.00	\$169,126.13	\$176,366.71	\$0.00	\$176,366.71	\$0.00



Income Statement Summary - Operating

Fall Creek Homeowners Association, Inc.

Fiscal Period: December 2021

Date: 1/15/2022

Time: 5:29 am

Page: 1

Account	January	February	March	April	May	June	July	August	September	October	November	December	Total
OPERATING INCOME													
Income													
4050-00 Interest Income - Operating	\$141.52	\$147.81	\$99.67	\$45.49	\$49.93	\$41.39	\$41.64	\$30.91	\$23.80	\$16.65	\$12.48	\$15.99	\$667.28
4110-00 Maintenance Assessment	239,890.83	239,890.83	239,890.83	239,890.83	239,890.83	239,890.83	239,890.83	240,027.91	239,890.83	239,890.83	239,890.83	231,118.33	2,870,054.54
4111-01 Fairway Crossing Assessment	7,816.66	7,816.66	7,816.66	7,816.66	7,816.66	7,816.66	7,816.66	7,816.66	7,816.66	7,816.66	7,816.66	7,816.74	93,800.00
4111-02 Serrano Creek Assessment	4,997.50	4,997.50	4,997.50	4,997.50	4,997.50	4,997.50	4,997.50	4,997.50	4,997.50	4,997.50	4,997.50	13,770.00	68,742.50
4115-00 Pro-rated Assessment	-	-	-	880.96	-	-	-	-	-	-	-	-	880.96
4117-00 Fall Creek Commercial/Comm Services - Shared	100,000.00	-	-	-	-	197,000.00	-	-	-	-	165,000.00	-	462,000.00
4120-00 Builder Assessment	45.42	45.42	45.42	(393.57)	45.42	45.42	45.42	45.42	45.42	45.42	45.42	45.42	106.05
4135-00 Capital Improvement Fee	475.00	793.75	-	475.00	-	825.00	-	3,495.15	7,185.00	3,287.50	1,150.13	882.50	18,569.03
4210-00 Late Fee Income	1,477.75	15,651.92	9,476.92	6,990.47	5,732.83	5,379.71	3,992.60	3,959.58	2,763.00	2,588.36	2,991.42	2,103.99	63,108.55
4220-00 Fine Income	450.00	550.00	50.00	-	200.00	350.00	(50.00)	-	(50.00)	500.00	50.00	750.00	2,800.00
4230-00 Gate Entry Access Income	-	-	-	75.00	-	150.00	100.00	-	200.00	250.00	75.00	-	850.00
4230-01 Gate Entry Access Income - FC	-	-	-	-	-	-	-	50.00	-	-	-	-	50.00
4230-02 Gate Entry Access Income - SC	50.00	-	-	-	-	-	150.00	-	-	-	-	-	200.00
4235-00 Amenity Access Income	-	-	50.00	25.00	475.00	575.00	1,658.00	300.00	175.00	225.00	50.00	-	3,533.00
4236-00 Clubhouse Rental and Cleaning	-	-	400.00	1,000.00	(2,000.00)	500.00	(1,450.00)	-	2,800.00	(500.00)	290.00	(500.00)	540.00
4237-00 Clubhouse Rental	450.00	-	-	950.00	1,900.00	500.00	-	-	50.00	450.00	150.00	550.00	5,000.00
4238-00 Clubhouse Rental - Officer Fee	-	-	-	-	-	-	-	-	160.00	160.00	(560.00)	-	(240.00)
4240-00 Security Reimbursement - WCID 96	27,979.60	27,979.60	27,979.60	27,979.60	27,979.60	27,979.60	27,979.60	27,979.60	27,979.60	27,979.60	27,979.60	27,979.60	335,755.20
4251-00 Allowance for Delinquent Assessments 5%	-	-	-	-	-	-	-	-	(78.71)	-	-	-	(78.71)
4265-00 Tennis Income	436.05	6,734.88	(5,620.63)	-	290.70	9,920.42	2,626.64	(397.24)	5,240.05	990.93	(136.14)	1,052.02	21,137.68
4400-00 Misc. Income	-	400.00	-	-	-	20,450.00	-	-	-	-	-	112,290.00	133,140.00
Total Income	384,210.33	305,008.37	285,185.97	290,732.94	287,378.47	516,421.53	287,798.89	288,305.49	299,198.15	288,698.45	449,802.90	397,874.59	4,080,616.08
Total OPERATING INCOME	384,210.33	305,008.37	285,185.97	290,732.94	287,378.47	516,421.53	287,798.89	288,305.49	299,198.15	288,698.45	449,802.90	397,874.59	4,080,616.08
OPERATING EXPENSE													
General Maintenance													



Income Statement Summary - Operating

Fall Creek Homeowners Association, Inc.

Fiscal Period: December 2021

Date: 1/15/2022
 Time: 5:29 am
 Page: 2

Account	January	February	March	April	May	June	July	August	September	October	November	December	Total
5110-00 General Maint./Repairs	\$8,733.62	\$2,818.97	\$1,567.46	\$1,834.15	\$11,813.18	\$8,192.90	\$4,743.14	\$1,953.63	\$20,574.33	\$5,298.18	\$2,430.00	\$1,800.00	\$71,759.56
5110-01 General Maint./Repairs - FC	-	-	358.85	-	-	358.85	83.23	-	920.00	358.85	-	1,217.81	3,297.59
5110-02 General Maint./Repairs - SC	86.60	86.60	2,590.24	-	-	303.64	-	-	-	390.24	-	-	3,457.32
5111-00 Lighting Repair & Maintenance	19,894.95	-	729.99	1,069.97	5,670.00	3,334.95	-	4,964.96	749.98	10,357.61	2,317.52	6,620.00	55,709.93
5140-00 Landscape Maintenance Contract	81,591.30	81,591.30	84,991.30	82,767.75	91,263.44	69,389.58	85,401.70	81,591.30	85,488.30	82,117.45	81,591.30	81,591.30	989,376.02
5145-00 Landscape Extras & Improvement	6,154.02	47,700.95	1,055.44	-	-	13,941.54	-	32,130.08	21,892.19	64,850.10	21,280.34	-	209,004.66
5145-01 Landscape Extras & Improvement - FC	1,813.19	-	-	-	-	-	-	-	-	-	-	-	1,813.19
5145-02 Landscape Extras & Improvement - SC	-	-	-	-	-	757.75	-	1,515.50	3,469.41	-	-	-	5,742.66
5150-00 Irrigation Maint/Repairs	-	-	1,931.58	5,677.94	5,682.55	6,497.28	-	2,018.16	6,076.38	5,375.44	3,487.36	535.10	37,281.79
5151-00 Irrigation Maint/Repairs - SC	-	-	-	-	-	-	-	-	-	2,239.53	-	-	2,239.53
5152-00 Irrigation Maint/Repairs - FC	-	-	-	-	947.38	-	-	-	1,135.22	115.83	-	-	2,198.43
5155-00 Fence Maintenance & Repair	1,171.45	-	-	-	-	2,844.51	26,090.00	-	-	7,114.39	3,440.00	-	40,660.35
5156-00 Fence Maintenance/Repair- FC	-	-	-	297.69	-	-	-	-	-	-	-	-	297.69
5157-00 Fence Maintenance/Repairs- SC	-	-	-	297.69	-	-	-	-	-	-	-	-	297.69
5160-00 Cleaning Services	1,999.10	715.00	967.84	1,729.10	1,638.47	2,777.57	2,790.67	1,793.47	2,004.10	2,245.36	1,674.10	1,674.10	22,008.88
5170-00 Site Signs	-	-	-	-	-	-	2,643.70	-	-	-	-	-	2,643.70
5175-00 Sign Maintenance	-	-	-	-	1,011.98	-	191.44	-	-	-	-	-	1,203.42
5180-00 Pest Control	-	800.00	-	584.56	292.28	584.56	-	1,012.15	584.56	1,634.56	985.09	-	6,477.76
5185-00 Holiday Decorating	-	-	-	-	-	-	25,980.22	-	(25,980.22)	-	-	-	-
Total General Maintenance Utilities	121,444.23	133,712.82	94,192.70	94,258.85	118,319.28	108,983.13	147,924.10	126,979.25	116,914.25	182,097.54	117,205.71	93,438.31	1,455,470.17
5220-00 Water / Sewer	23,240.37	7,179.65	1,587.07	7,703.23	1,344.05	3,748.97	14,811.37	22,644.45	62,836.94	17,284.85	17,522.52	14,437.83	194,341.30
5225-00 Water - Sprinkler System	-	-	4,726.27	-	17,823.23	10,612.62	-	-	(33,162.12)	-	-	-	-
5230-00 Streetlight Electric	17,411.12	17,507.89	14,451.78	19,169.60	17,503.14	17,755.46	17,823.30	18,404.54	18,452.65	18,542.21	17,971.37	17,787.92	212,780.98
5240-00 Telephone	719.52	451.04	716.22	437.98	721.29	762.75	630.16	461.90	558.09	586.51	578.70	1,963.76	8,587.92
5240-01 Telephone - FC	322.49	397.72	397.72	397.72	397.72	397.72	397.72	397.72	397.72	397.72	397.72	397.72	4,697.41
5240-02 Telephone - SC	397.72	322.49	322.49	322.49	322.49	322.49	322.49	322.49	322.49	322.49	322.49	322.49	3,945.11
5250-00 Gas Service	666.65	683.97	518.82	396.75	22.82	22.43	626.25	46.92	23.46	79.02	57.73	446.23	3,591.05
5260-00 Cable TV	123.62	123.62	123.62	123.62	123.62	123.62	123.62	217.36	123.62	123.62	123.62	123.62	1,577.18



Income Statement Summary - Operating

Fall Creek Homeowners Association, Inc.

Fiscal Period: December 2021

Date: 1/15/2022

Time: 5:29 am

Page: 3

Account	January	February	March	April	May	June	July	August	September	October	November	December	Total
5270-00 Trash Collection	\$-	\$361.85	\$365.71	\$371.37	\$371.37	\$371.37	\$373.21	\$374.13	\$374.68	\$374.68	\$378.72	\$381.30	\$4,098.39
Total Utilities	42,881.49	27,028.23	23,209.70	28,922.76	38,629.73	34,117.43	35,108.12	42,869.51	49,927.53	37,711.10	37,352.87	35,860.87	433,619.34
Administrative													
5310-00 General Administrative	3,604.56	7,541.41	4,827.76	3,272.94	4,814.90	5,056.20	1,997.05	10,945.67	7,905.67	4,665.42	8,414.89	2,334.03	65,380.50
5311-00 Meeting Expense	238.22	19.48	149.24	195.48	388.74	247.17	251.15	401.33	208.42	2,961.93	492.84	309.97	5,863.97
5325-00 Storage Fees	400.00	200.00	-	200.00	-	1,497.60	-	570.00	-	127.79	-	216.00	3,211.39
5335-00 Internet/Web Services	3,058.77	2,018.87	4,010.20	3,210.00	2,806.95	3,317.86	2,806.95	3,455.22	3,007.88	2,875.56	1,226.04	4,824.47	36,618.77
5360-00 Office Supplies	-	-	-	-	-	178.58	2,018.83	-	(2,244.54)	47.13	-	-	-
5370-00 Licenses/Fees/Permits	-	-	750.00	-	-	120.00	-	-	-	-	518.94	-	1,388.94
5380-00 Contributions/Donations	-	-	-	-	6,720.00	-	-	-	-	-	-	-	6,720.00
Total Administrative	7,301.55	9,779.76	9,737.20	6,878.42	14,730.59	10,417.41	7,073.98	15,372.22	8,877.43	10,677.83	10,652.71	7,684.47	119,183.57
Professional Services													
5410-00 Management Fee	13,894.38	15,093.30	14,363.46	14,389.43	14,535.14	14,660.05	14,723.74	14,446.70	15,337.62	13,686.95	14,843.60	10,862.54	170,836.91
5420-00 Audit	-	-	-	-	-	-	-	-	-	6,200.00	-	-	6,200.00
5430-00 Legal	-	-	-	980.00	580.00	910.00	175.00	80.00	105.00	140.00	-	4,249.33	7,219.33
5450-00 Pool/Rec. Ctr. Administration	2,040.00	2,040.00	2,040.00	2,040.00	2,040.00	2,040.00	2,040.00	2,040.00	2,040.00	2,040.00	2,040.00	2,040.00	24,480.00
Total Professional Services	15,934.38	17,133.30	16,403.46	17,409.43	17,155.14	17,610.05	16,938.74	16,566.70	17,482.62	22,066.95	16,883.60	17,151.87	208,736.24
Insurance & Taxes													
5540-00 Insurance Expense	17,435.98	16,048.26	7,067.91	7,067.91	7,067.91	7,067.91	7,067.91	7,067.91	7,067.91	7,067.91	7,067.91	7,067.91	104,163.34
5550-00 Taxes	-	-	-	-	1,700.00	-	-	437.17	-	85.28	340.26	96.77	2,659.48
Total Insurance & Taxes	17,435.98	16,048.26	7,067.91	7,067.91	8,767.91	7,067.91	7,067.91	7,505.08	7,067.91	7,153.19	7,408.17	7,164.68	106,822.82
Lake Maintenance													
5620-00 Lake Maintenance	1,415.95	1,628.67	2,796.95	2,385.78	1,966.91	1,366.76	2,731.78	1,941.38	1,954.85	1,703.54	2,184.07	1,344.90	23,421.54
5620-01 Lake Maintenance - FC	1,036.40	1,042.89	900.00	260.16	1,475.95	900.00	1,356.29	1,428.45	1,614.45	1,408.13	1,713.36	1,387.14	14,523.22
5620-02 Lake Maintenance - SC	642.43	794.91	885.78	600.00	885.78	742.89	1,385.90	1,234.35	1,028.67	1,501.19	1,362.03	954.08	12,018.01
Total Lake Maintenance	3,094.78	3,466.47	4,582.73	3,245.94	4,328.64	3,009.65	5,473.97	4,604.18	4,597.97	4,612.86	5,259.46	3,686.12	49,962.77
Security Expense													
5750-00 Patrol Services	36,271.00	37,184.00	37,184.00	37,869.00	37,184.00	37,464.00	37,184.00	37,184.00	74,933.77	37,184.00	37,184.00	37,184.00	484,009.77
5760-00 Alarm Monitoring	-	-	-	-	10.00	-	-	-	-	-	-	-	10.00
5770-00 False Alarms	-	150.00	-	75.00	75.00	75.00	-	150.00	-	-	225.00	-	750.00
Total Security Expense	36,271.00	37,334.00	37,184.00	37,944.00	37,269.00	37,539.00	37,184.00	37,334.00	74,933.77	37,184.00	37,409.00	37,184.00	484,769.77
Committees													
5810-00 Community Events	10.81	1,623.65	7,655.87	578.38	16,501.26	(788.11)	1,289.83	3,098.50	1,514.38	8,223.38	18,730.25	699.19	59,137.39
5815-00 Tennis Coach Payments	880.00	-	-	4,900.00	1,800.00	-	-	10,948.28	145.70	-	2,580.00	2,380.00	23,633.98



Income Statement Summary - Operating

Fall Creek Homeowners Association, Inc.

Fiscal Period: December 2021

Date: 1/15/2022
 Time: 5:29 am
 Page: 4

Account	January	February	March	April	May	June	July	August	September	October	November	December	Total
5820-00 YOM & Christmas Decorations	\$398.96	\$-	\$-	\$-	\$-	\$-	\$686.52	\$-	\$25,980.22	\$-	\$-	\$26,406.68	\$53,472.38
5830-00 Parks and Trails Committee	-	-	15.98	-	-	-	-	-	42,485.51	-	-	-	42,501.49
5845-00 Crime Watch Committee	-	-	-	-	-	-	-	-	635.86	-	408.16	-	1,044.02
5850-00 National Night Out	-	-	-	-	-	-	-	296.78	2,466.03	162.16	179.95	-	3,104.92
5855-00 Marketing Committee	-	1,200.00	-	1,200.00	-	-	1,025.00	-	-	1,679.70	-	-	5,104.70
5865-00 Welcome Committee	-	-	-	-	-	-	-	-	-	-	2,240.78	-	2,240.78
Total Committees	1,289.77	2,823.65	7,671.85	6,678.38	18,301.26	(788.11)	3,001.35	14,343.56	73,227.70	10,065.24	24,139.14	29,485.87	190,239.66
Entry Maintenance													
6010-01 Entry Gate Maintenance - FC	297.69	416.77	1,344.47	297.69	17,025.18	(8,214.90)	297.69	920.13	7,190.40	439.26	297.69	416.77	20,728.84
6010-02 Entry Gate Maintenance - SC	297.69	297.69	297.69	297.69	119.08	297.69	297.69	297.69	297.69	297.69	297.69	928.79	4,024.77
6050-01 Private Street Maintenance - FC	-	-	-	-	-	-	119.08	-	-	-	-	-	119.08
6050-02 Private Street Maintenance - SC	-	-	-	-	-	-	-	-	297.69	(297.69)	-	-	-
Total Entry Maintenance	595.38	714.46	1,642.16	595.38	17,144.26	(7,917.21)	714.46	1,217.82	7,785.78	439.26	595.38	1,345.56	24,872.69
Pool													
6125-00 Pool Maint/ Repair	3,363.17	1,651.36	10,129.39	2,594.19	539.95	-	1,960.00	3,691.21	2,215.56	21,101.22	2,200.03	948.96	50,395.04
6130-00 Extra Lifeguards	-	-	-	-	-	-	450.00	-	-	-	-	-	450.00
6135-00 Pool Management	2,354.44	2,354.44	2,804.44	10,194.86	25,667.75	45,451.15	45,668.54	34,782.54	9,527.54	2,354.44	2,354.44	2,441.04	185,955.62
Total Pool	5,717.61	4,005.80	12,933.83	12,789.05	26,207.70	45,451.15	48,078.54	38,473.75	11,743.10	23,455.66	4,554.47	3,390.00	236,800.66
Amenity Center													
6225-00 Amenity Access Repairs	-	-	-	-	519.60	-	-	-	-	-	-	-	519.60
6230-00 Clubhouse Supplies	76.81	203.47	-	601.10	842.47	254.23	777.44	487.94	357.73	430.81	359.85	313.51	4,705.36
6232-00 Clubhouse Rental - Officer Fee	-	-	-	-	173.20	-	-	-	-	-	640.00	-	813.20
6235-00 Fitness Center Expense	69.69	378.88	795.16	437.74	908.63	436.00	301.97	448.57	648.11	1,077.65	490.52	21.32	6,014.24
6241-00 Key Fob Expense-FC	-	-	-	584.55	-	-	-	-	-	-	-	-	584.55
6242-00 Key Fob Expense-SC	-	(150.00)	-	584.55	-	-	-	-	-	-	-	-	434.55
6250-00 Playground Repair & Maintenance	19,010.93	-	3,644.78	-	-	-	-	-	-	487.13	9,120.06	-	32,262.90
6255-00 Tennis Court Repair & Maintenance	333.82	572.50	2,681.88	-	1,458.84	-	533.68	3,617.83	(598.20)	2,657.27	232.12	650.00	12,139.74
Total Amenity Center	19,491.25	1,004.85	7,121.82	2,207.94	3,902.74	690.23	1,613.09	4,554.34	407.64	4,652.86	10,842.55	984.83	57,474.14
Other Expense													



Income Statement Summary - Operating

Fall Creek Homeowners Association, Inc.

Fiscal Period: December 2021

Date: 1/15/2022
 Time: 5:29 am
 Page: 5

Account	January	February	March	April	May	June	July	August	September	October	November	December	Total
6300-01 Transfer to Reserve - FC	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$115,000.00	\$115,000.00
6300-02 Transfer to Reserve - SC	-	-	-	-	-	-	-	-	-	-	-	54,000.00	54,000.00
Total Other Expense	-	-	-	-	-	-	-	-	-	-	-	169,000.00	169,000.00
Total OPERATING EXPENSE	271,457.42	253,051.60	221,747.36	217,998.06	304,756.25	256,180.64	310,178.26	309,820.41	372,965.70	340,116.49	272,303.06	406,376.58	3,536,951.83
Net Income:	112,752.91	51,956.77	63,438.61	72,734.88	(17,377.78)	260,240.89	(22,379.37)	(21,514.92)	(73,767.55)	(51,418.04)	177,499.84	(8,501.99)	543,664.25



Income Statement Summary - Reserve
 Fall Creek Homeowners Association, Inc.
 Fiscal Period: December 2021

Date: 1/15/2022
 Time: 5:29 am
 Page: 6

Account	January	February	March	April	May	June	July	August	September	October	November	December	Total
RESERVE INCOME													
Income													
4050-90 Interest Income - Reserve FC	\$7.57	\$5.55	\$3.94	\$42.95	\$41.70	\$42.04	\$42.11	\$42.60	\$42.07	\$43.85	\$22.26	\$23.09	\$359.73
4050-95 Interest Income - Reserve SC	1.70	1.28	1.01	72.45	70.42	71.89	70.57	72.40	72.01	78.25	25.42	26.18	563.58
4050-99 Interest Income - Reserve	791.46	726.03	225.17	1,035.47	526.06	513.57	526.52	528.76	87.80	951.51	454.19	469.45	6,835.99
Total Income	800.73	732.86	230.12	1,150.87	638.18	627.50	639.20	643.76	201.88	1,073.61	501.87	518.72	7,759.30
Income													
4236-90 Contribution to Reserves - FC	-	-	-	-	-	-	-	-	-	-	-	115,000.00	115,000.00
4236-95 Contribution to Reserves - SC	-	-	-	-	-	-	-	-	-	-	-	54,000.00	54,000.00
Total Income	-	-	-	-	-	-	-	-	-	-	-	169,000.00	169,000.00
Total RESERVE INCOME	800.73	732.86	230.12	1,150.87	638.18	627.50	639.20	643.76	201.88	1,073.61	501.87	169,518.72	176,759.30
RESERVE EXPENSE													
Reserve Expenses													
6530-99 MR&R Gate Repairs	-	-	-	-	-	-	-	-	-	-	-	392.59	392.59
Total Reserve Expenses	-	-	-	-	-	-	-	-	-	-	-	392.59	392.59
Total RESERVE EXPENSE	-	-	-	-	-	-	-	-	-	-	-	392.59	392.59
Net Reserve:	800.73	732.86	230.12	1,150.87	638.18	627.50	639.20	643.76	201.88	1,073.61	501.87	169,126.13	176,366.71