

Monthly Financials

Mem Property Management

The Berkshire Ridge

Tuesday, April 7, 2026

The Berkshire Ridge

BALANCE SHEET

As of: 03/31/2026

Assets

Account Name	Total
Banc of California-Operating	\$157,668.01
Banc of California-Reserves	\$29,280.43
Banc of California-Deferred	\$146,202.60
Merrill Lynch-Cash-Reserve	\$1,421,403.13
Merrill Lynch-CD-Reserve	\$500,575.70
Merrill Lynch-Accrued Interest	\$12,754.18
Accounts Receivable	\$97,337.80
Other Receivable-Prev Mgmt	\$81,858.82
Allowance for Doubtful Account	(\$257,701.12)
Prepaid Taxes	\$3,711.00
ASSET TOTAL:	<u>\$2,193,090.55</u>
TOTAL ASSETS:	<u><u>\$2,193,090.55</u></u>

Liabilities

Account Name	Total
Taxes Payable	\$982.00
Accrued Audit Fee	\$9,500.00
Insurance Claim Payable	\$1,600.62
Accrued Expenses	(\$12,821.90)
Prepaid Owner Assessments	\$56,134.57
LIABILITY TOTAL:	<u>\$55,395.29</u>
TOTAL LIABILITIES:	<u>\$55,395.29</u>

Equity

Account Name	Total
Reserve-Beginning Balance	\$673,430.57
Reserve-Contributions	\$487,000.06
Reserve-Interest	\$151,395.47
Reserve-Expenditures	(\$16,155.13)
Deferred-Beginning Balance	\$63,109.60
Deferred-Contributions	\$74,000.04
Deferred-Interest	\$9,380.56
Unrealized Gain/(Loss)	\$7,909.78
RESERVES TOTAL:	<u>\$1,450,070.95</u>
Fund Balance - Operating	\$783,217.71

The Berkshire Ridge
As of: 03/31/2026

BALANCE SHEET

Account Name	Total
MEMBERS EQUITY TOTAL:	<u>\$783,217.71</u>
Current Year Net Income/(Loss)	<u>(\$95,593.40)</u>
TOTAL EQUITY:	<u>\$2,137,695.26</u>
TOTAL LIABILITIES AND EQUITY:	<u><u>\$2,193,090.55</u></u>

The Berkshire Ridge
INCOME STATEMENT
Start: 03/01/2026 | End: 03/31/2026

Income

Account	Actual	Budget	Current Variance	Actual	Budget	Year to Date Variance	Yearly Budget
Income							
Maintenance Fees	105,232.00	105,232.00	0.00	315,696.00	315,696.00	0.00	1,262,784.00
Late Fee Income	650.00	83.33	566.67	1,350.00	249.99	1,100.01	1,000.00
Fines	25.00	0.00	25.00	25.00	0.00	25.00	0.00
Clubhouse Rental	0.00	41.67	(41.67)	(300.00)	125.01	(425.01)	500.00
Capital Contribution	0.00	833.33	(833.33)	5,472.00	2,499.99	2,972.01	10,000.00
Legal Reimbursement	100.44	1,250.00	(1,149.56)	536.44	3,750.00	(3,213.56)	15,000.00
Municipal Reimbursement	0.00	250.00	(250.00)	6,673.88	750.00	5,923.88	3,000.00
Miscellaneous Income	0.00	0.00	0.00	600.00	0.00	600.00	0.00
Surplus/Carryover	0.00	7,500.00	(7,500.00)	0.00	22,500.00	(22,500.00)	90,000.00
Income Total	106,007.44	115,190.33	(9,182.89)	330,053.32	345,570.99	(15,517.67)	1,382,284.00
Total Income	106,007.44	115,190.33	(9,182.89)	330,053.32	345,570.99	(15,517.67)	1,382,284.00

Expense

Account	Actual	Budget	Current Variance	Actual	Budget	Year to Date Variance	Yearly Budget
Administrative							
Management Fees	3,292.68	3,292.68	0.00	9,878.04	9,878.04	0.00	39,512.13
Insurance	20,504.00	13,750.00	(6,754.00)	81,741.22	41,250.00	(40,491.22)	165,000.00
Auditing/Tax Return	0.00	433.33	433.33	0.00	1,299.99	1,299.99	5,200.00
Legal Fees - General	86.44	833.33	746.89	86.44	2,499.99	2,413.55	10,000.00
Legal Fees - Collections	100.44	1,250.00	1,149.56	536.44	3,750.00	3,213.56	15,000.00
Bad Debt Expense	2,916.67	2,916.67	0.00	8,750.01	8,750.01	0.00	35,000.00
Permits and Fees	0.00	0.00	0.00	191.00	0.00	(191.00)	0.00
Postage & Mailings	263.69	416.67	152.98	816.96	1,250.01	433.05	5,000.00
DCA Inspection Fees	0.00	0.00	0.00	20,531.00	0.00	(20,531.00)	0.00
Social Events	0.00	333.33	333.33	0.00	999.99	999.99	4,000.00
Federal Income Taxes	0.00	166.67	166.67	0.00	500.01	500.01	2,000.00
Administrative Total	27,163.92	23,392.68	(3,771.24)	122,531.11	70,178.04	(52,353.07)	280,712.13
Grounds							
Pest Control	1,188.33	2,000.00	811.67	4,610.98	6,000.00	1,389.02	24,000.00
General Repairs & Maintenance	1,008.12	7,149.17	6,141.05	10,191.05	21,447.51	11,256.46	85,790.07
Landscaping Contract	11,010.34	6,884.15	(4,126.19)	11,010.34	20,652.45	9,642.11	82,609.80
Trees	0.00	1,666.67	1,666.67	0.00	5,000.01	5,000.01	20,000.00
Landscaping - Other	0.00	416.67	416.67	0.00	1,250.01	1,250.01	5,000.00
Mulch	0.00	1,666.67	1,666.67	0.00	5,000.01	5,000.01	20,000.00
Generator Contract	0.00	83.33	83.33	0.00	249.99	249.99	1,000.00
Clubhouse Cleaning	0.00	208.33	208.33	0.00	624.99	624.99	2,500.00
Social Media	0.00	14.33	14.33	0.00	42.99	42.99	172.00
Snow Removal & Ice Control	84,422.49	28,500.00	(55,922.49)	115,633.64	78,500.00	(37,133.64)	128,500.00
Grounds Total	97,629.28	48,589.32	(49,039.96)	141,446.01	138,767.96	(2,678.05)	369,571.87
Pool							
Pool Contract	0.00	0.00	0.00	0.00	0.00	0.00	45,000.00
Pool Other	1,811.56	0.00	(1,811.56)	1,811.56	0.00	(1,811.56)	15,000.00
Pool Total	1,811.56	0.00	(1,811.56)	1,811.56	0.00	(1,811.56)	60,000.00
Utilities							
Electric	1,127.83	1,000.00	(127.83)	3,287.05	3,000.00	(287.05)	12,000.00
Gas	2,720.72	250.00	(2,470.72)	4,603.18	750.00	(3,853.18)	3,000.00
Water/Sewer	0.00	30,416.67	30,416.67	78,999.44	91,250.01	12,250.57	365,000.00
Cable	322.79	333.33	10.54	968.37	999.99	31.62	4,000.00

Account	Actual	Budget	Current Variance	Actual	Budget	Year to Date Variance	Yearly Budget
Utilities Total	4,171.34	32,000.00	27,828.66	87,858.04	96,000.00	8,141.96	384,000.00
Contributions							
Deferred Contributions	3,000.00	3,000.00	0.00	9,000.00	9,000.00	0.00	36,000.00
Reserve Contributions	21,000.00	21,000.00	0.00	63,000.00	63,000.00	0.00	252,000.00
Contributions Total	24,000.00	24,000.00	0.00	72,000.00	72,000.00	0.00	288,000.00
Total Expense	154,776.10	127,982.00	(26,794.10)	425,646.72	376,946.00	(48,700.72)	1,382,284.00
Net Income	(48,768.66)	(12,791.67)	(35,976.99)	(95,593.40)	(31,375.01)	(64,218.39)	0.00