

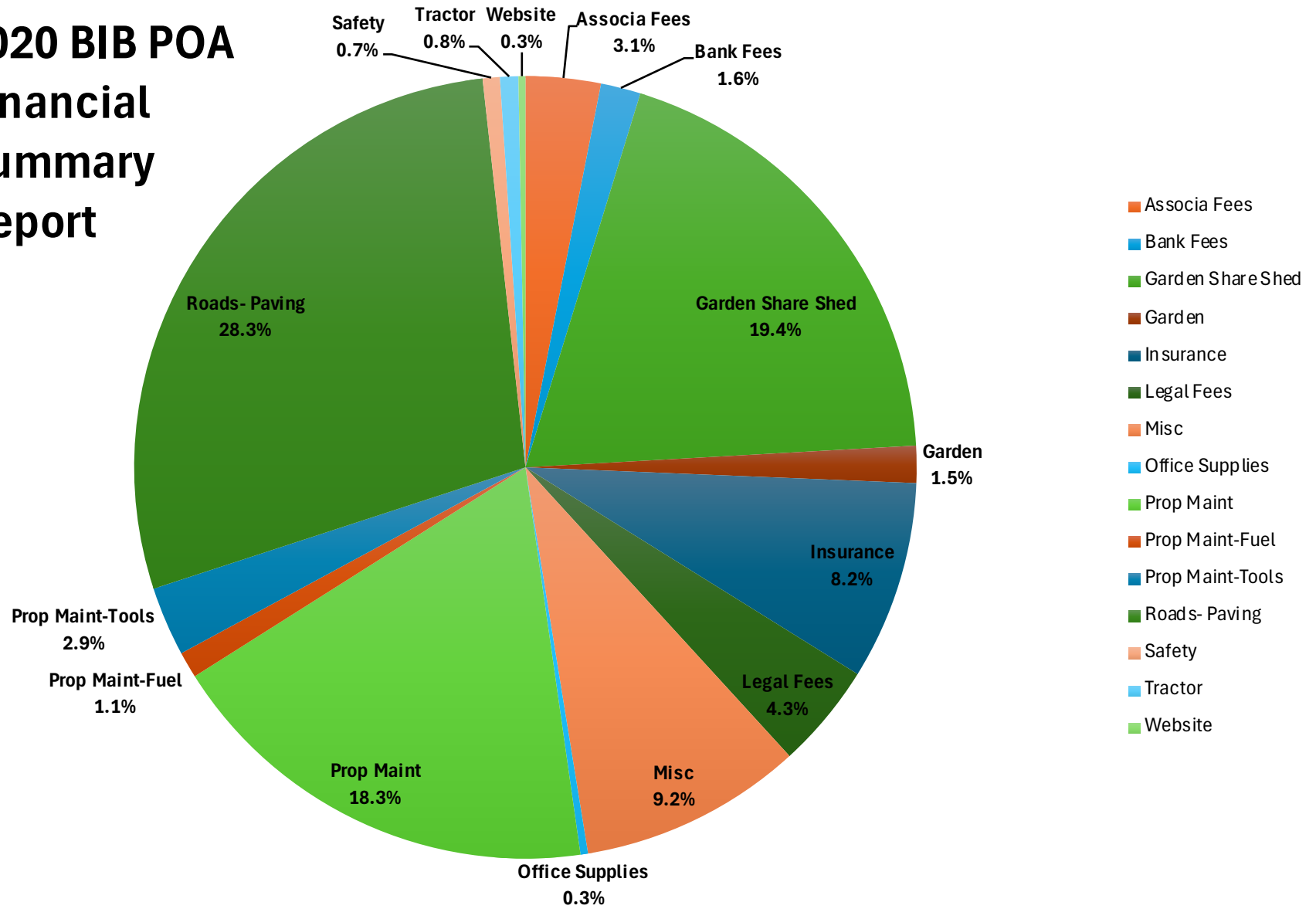
2020 BIB POA Financial Summary Report

Bank Accounts	<i>ALL VALUES IN US\$</i>		
<i>Note: Updated 2024-10-29 to separate out Associa finances & to account for reimbursements processed through Associa, which were mistakenly unaccounted for origin</i>			
<i>See next page for Associa data</i>			
Bank Accounts As Of 2019-12-31			Bank Accounts As Of 2020-12-31
Bank of Montreal Operations	\$0.00		Bank of Montreal Operations
Bank Of Montreal Reserve	\$0.00		Bank Of Montreal Reserve
BMO Harris - USA	\$0.00		BMO Harris - USA
PayPal	\$0.00		PayPal
Total Accounts 2019-12-31	\$0.00		Total Accounts 2020-12-31
			Incoming 2020
Other Account			Transfer from Associa
Atlantic Bank	N/A		HOAFees
			Interest
			TOTAL
<i>Note: The Atlantic Bank Account is excluded because the current Board does not have access to it.</i>			\$171,787.79
			Outgoing 2020
			Total Expenses
			\$100,974.19
			Income-Expenses
			\$70,813.60
			Bank Account Difference. (2020-2019)
			\$70,813.60

2020 BIB POA Financial Summary Report				
Associa Accounts	ALL VALUES IN US\$			
Associa Accounts As Of 2019-12-31			Associa Accounts As Of 2020-12-31	
Associa Operations	\$ 43,677.78		Associa Operations	\$ -
Associa Resevre	\$ 30,004.93		Associa Resevre	\$ -
Total Associa Accounts	\$ 73,682.71		Total Associa Accounts	\$ -
Income 2020 Through Associa			Expenses 2020 Through Associa	
HOA Payments	\$ 30,920.31		Payments to Associa	\$ 3,288.34
Interest Associa Reserve	\$ 16.45		Reimbursements through Associa	\$ 1,856.02
TOTAL 2020 Income through Associa	\$ 30,936.76		Transfers to BMO from Operations	\$ 69,453.73
			Transfers to BMO from Reserve	\$ 30,021.38
			Total Expenses Through Associa	\$ 104,619.47
			Income-Expenses	\$ (73,682.71)
			Bank Account Difference. (2020-2019)	\$ (73,682.71)
Reimbursements:				
Category	Amount	Notes		
Misc	\$ 78.82	First aid kit supplies purchased on 2019-10-30 & 2019-11-06		
Misc	\$ 1,687.64	Front gate security cameras purchased On 2019-11-29		
Misc	\$ 89.56	Office Supplies, postage, online election from 2019-11-22 to 2019-12-16. Credited to Lot 22		
Total Paid Reimbursements	\$ 1,856.02			

2020 BIB POA Financial Summary Report					
Operating Expenses	ALL VALUES IN US\$				
Category	Subcategory	Amount	Amount	% Of Total	Notes
Associa			\$3,288.34	3.1%	
Bank Fees			\$1,748.74	1.6%	
	Account Fees	\$202.00			
	Transaction Chages	\$84.14			
	Wiring Fees	\$1,462.60			
Garden Share Shed			\$20,552.88	19.4%	
	Contract Work	\$8,650.00			
	Solar System	\$10,325.00			
	Supplies	\$1,577.88			
Garden Supplies			\$1,622.10	1.5%	
	Seeds & Plants	\$1,046.66			
	Tools & Equipment	\$575.44			
Insurance			\$8,722.04	8.2%	
	Board Member Liability	\$8,142.70			
	Tractor	\$156.24			
	Garden Share Shed Solar	\$223.10			
	FY '21 Employee Liability	\$200.00			
Legal Fees			\$4,611.36	4.3%	
	Employee Social Security	\$316.25			
	Forest Hill Drive	\$1,919.38			
	Garden Share Solar Panels	\$337.50			
	POA Documentation Complaine	\$2,038.23			
Misc			\$9,798.83	9.2%	
	FY'19 Nov & Dec Prop Maint	\$7,773.82			
	Fire Fighting	\$100.00			
	Training	\$68.99			
	<i>Misc- FY'19 Reimbursements Through Associa</i>	<i>\$1,856.02</i>			<i>Paid through Associa</i>
Office Supplies			\$328.47	0.3%	
	POA Documentation Complaine	\$193.28			
	Supplies	\$135.19			
Prop Maint			\$19,398.27	18.3%	
Prop Maint-Fuel			\$1,152.25	1.1%	
Prop Maint-Tools			\$3,036.89	2.9%	
Roads-Paving			\$30,000.00	28.3%	
Safety			\$751.92	0.7%	
	First Aid Supplies	\$219.72			
	Front Gate	\$282.20			
	Solar Battery Bean Bale	\$250.00			
Tractor			\$801.27	0.8%	
Website			\$305.19	0.3%	
TOTAL, Including Associa Items & HOA Fee Credit			\$106,118.55	100.0%	
<i>TOTAL, Mius Payments to Associa & Reimbursements through Associa</i>			<i>\$100,974.19</i>		

2020 BIB POA Financial Summary Report



2020 Budget To Actual Amounts Spent

Note: The 2020 Budget was created by the previous BIB HOA Board with the assumption that 100% of the lots would be paying their HOA fees. As such, there is a lot of items in it that were realistically never going to be funded. Also, the contract with Associa Management was terminated in March and a different property Maintenance company was used; both resulted in significant savings. Please see the 'Expenses' worksheet for a more accurate picture of the BIB POA Expenses for 2020.

Fixed Expenses - Regular Maintenance and Operations	BZ \$	US \$		Actual Spent (US\$)	Notes
property management	\$66,461.52	\$33,230.76	contract with DS Property Maintenance, 5,538.46 per month	\$23,587.41	
association management	\$21,000.00	\$10,500.00	contract with Associa	\$3,288.34	
administrative expenses	\$7,500.00	\$3,750.00	legal fees, office supplies, business licenses & registrations	\$5,008.82	
general liability insurance	\$1,500.00	\$750.00	may increase for community center		
3rd party liability insurance for tractor	\$425.00	\$212.50		\$156.24	
D&O errors and omissions/liability	\$15,000.00	\$7,500.00		\$8,142.70	
property theft/loss insurance	\$1,000.00	\$500.00	estimateed, waiting for quote	\$423.10	(Garden Share Shed Solar & Employee Liability (FY '21)
solar equipment maintenance	\$500.00	\$250.00	volunteer maintenance, supplies		
lease for tower property	\$-		in negotiation for trade		
POA Office					
Septic system	\$3,000.00	\$1,500.00			
sink, shower, toilet, walls	\$3,000.00	\$1,500.00			
furnishings	\$500.00	\$250.00			
internet equipment & setup	\$500.00	\$250.00			
internet - service	\$500.00	\$250.00			
Community Center					
gutters & rain catchment, toilet & sink, screening/lucite, small kitchen	\$20,000.00	\$10,000.00		\$20,552.88	(Garden Share Shed Upgrade)
solar system	\$5,000.00	\$2,500.00			
furnishings: chairs, table, lights	\$1,000.00	\$500.00			
internet equipment & setup	\$500.00	\$250.00			
internet - service	\$1,000.00	\$500.00			
Gardens & Grounds					
Garden materials & supplies	\$3,000.00	\$1,500.00	greenhouse back up, purchase more black soil and get a variety of seeds.	\$1,046.66	
Composting toilet relocation & installation	\$500.00	\$250.00			
Weed eater & chainsaw	\$3,200.00	\$1,600.00	replace stolen equipment		
Fuel, oil, tools, supplies, equipment	\$2,000.00	\$1,000.00	maintenance and supplies for chain saws, weed whackers, etc	\$575.44	
Roads					
Forest Hill improvements	\$58,000	\$29,000.00		\$30,000.00	
Road maintenance (fuel, tractor maintenance, materials, etc)	\$5,000.00	\$2,500.00	basic maintenance/resurfacing, periodic grading/upkeep	\$801.27	Tractor Maint
Safety				\$751.92	
AED	\$3,000.00	\$1,500.00			
Weatherproof AED storage	\$1,600.00	\$800.00			
First aid supplies	\$100.00	\$50.00			
Rechargeable batteries	\$192.00	\$96.00			
Battery charger	\$22.00	\$11.00			
shipping & duty for supplies	\$100.00	\$50.00			
CPR course for two people	\$100.00	\$50.00			
Communications				\$305.19	(website)
radio equipment updates	\$5,000.00	\$2,500.00	new antenna, possibly receiver/transmitter, installation		
power grid updates for radio equipment	\$5,000.00	\$2,500.00	need to put on separate power/batteries		
permanent internet tower	\$25,000.00	\$12,500.00			
internet meshnet/repeater design and initial install	\$10,000.00	\$5,000.00	1-3 nanostations to cover existing homes		
				\$7,773.82	Nov & Dec '19 Property Maint
				\$100.00	Fire Fighting Labor
				\$1,748.74	Bank Fees
				\$1,687.64	FY '19 Front Gate Security Camera
				\$78.82	FY '19 First Aid Kit Supplies
				\$89.56	FY '19 Office Suplies, Election, Postage
Total budget 2020 \$ 270,200.52	\$270,200.52	\$135,100.26		\$106,118.55	
2019 Annual Fees, per lot, 127 units \$ 2,127.56	\$2,127.56	\$1,063.78			