

Treasurer's report – For June 2021

Bank Reconciliation

- Uncleared items – ABC Fire Extinguishers, Carl Coffman, Basic Fire
- Unpaid Items – June Water, January to June Landscaping, and all months Phone/Gate
- US Bank balance \$71,720.91

Reserves Account

- Cash Balance \$127,150.31
- Transfers to reserves:
 - \$500 monthly payback of Solar Panel Loan
 - \$1,667 monthly to reserves
- Matured: Morgan Stanley 2.2% 06/28/21 \$50,000
- July 1 Maturity: New York Community B 0.2% 07/01/2021 \$80,000
- Invested: UBS Bank USA UT 0.25% CD 07/10/2023 @ 130,000
- 260,000 invested in CD's with various maturities through December 2021

Balance Sheet:

- Current vendor payables \$26,362.08
 - November 2019 – June 2021 telephone (gate) \$1,672 accrued per budget
 - January to June Landscaping \$16,800 accrued per budget
 - June Water \$7,890.08 accrual; exceeds budget
- Upcoming *budgeted* expenditures:
 - Submerged Land Lease \$10,950 due September
 - Insurance \$39,000 due September to December
 - Property Taxes \$56,500 due November

P&L:

- June HOA payments are current
- YTD Total Expense through June is 113.7% of budget (over budget by \$9,282 primarily from Water consumption)
- Net Operating Income YTD thru June \$41,605; budgeted income \$50,888
- Net Other Income YTD thru June (Reserves) \$13,362; budgeted income \$14,332

PGE Account Recap:

- June Excess generation 5,222kWh less usage 2,478 = net excess generation 2,744 kWh.
- Total carryover for this year's annual billing cycle is 8,260 kWh.

West Hayden Island Moorage Owners Association
Reconciliation Detail
1145 · US Bank, Period Ending 06/30/2021

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						62,045.05
Cleared Transactions						
Checks and Payments - 10 items						
Check	06/08/2021		Portland Water Bure...	X	-7,331.44	-7,331.44
Check	06/11/2021		Slip #18 - Gary Clark	X	-243.48	-7,574.92
Check	06/14/2021		US Bank	X	-111.40	-7,686.32
Check	06/17/2021		Portland Disposal & ...	X	-418.00	-8,104.32
Deposit	06/20/2021		Charles Schwab	X	-1,667.00	-9,771.32
Check	06/20/2021		Charles Schwab	X	-500.00	-10,271.32
Check	06/20/2021		National Tenant	X	-88.00	-10,359.32
Check	06/20/2021		Oregon Secretary of...	X	-50.00	-10,409.32
Check	06/23/2021		PGE	X	-63.15	-10,472.47
Check	06/30/2021		Portland Water Bure...	X	-405.06	-10,877.53
Total Checks and Payments					-10,877.53	-10,877.53
Deposits and Credits - 5 items						
Deposit	06/03/2021			X	400.00	400.00
Deposit	06/05/2021			X	2,400.00	2,800.00
Deposit	06/05/2021			X	19,600.00	22,400.00
Deposit	06/07/2021		US Bank	X	50.00	22,450.00
Deposit	06/18/2021		US Bank	X	88.00	22,538.00
Total Deposits and Credits					22,538.00	22,538.00
Total Cleared Transactions					11,660.47	11,660.47
Cleared Balance					11,660.47	73,705.52
Uncleared Transactions						
Checks and Payments - 5 items						
Check	06/11/2021		Carl Coffman		-740.25	-740.25
Check	06/30/2021		ABC Fire Extinguish...		-761.00	-1,501.25
Check	06/30/2021		Basic Fire Protection		-272.30	-1,773.55
Check	06/30/2021		Carl Coffman		-121.06	-1,894.61
Check	06/30/2021		ABC Fire Extinguish...		-90.00	-1,984.61
Total Checks and Payments					-1,984.61	-1,984.61
Total Uncleared Transactions					-1,984.61	-1,984.61
Register Balance as of 06/30/2021					9,675.86	71,720.91
New Transactions						
Checks and Payments - 5 items						
Check	07/13/2021		Portland Disposal & ...		-418.00	-418.00
Check	07/19/2021		Portland Water Bure...		-7,890.08	-8,308.08
Check	07/19/2021		Gerry Abrams		-445.59	-8,753.67
Check	07/19/2021		Clay Funkhouser		-58.55	-8,812.22
Check	07/19/2021		Skip Nitchie		-12.96	-8,825.18
Total Checks and Payments					-8,825.18	-8,825.18
Total New Transactions					-8,825.18	-8,825.18
Ending Balance					850.68	62,895.73

West Hayden Island Moorage Assn.
Charles Schwab
Reserve Account/Savings

2021

Return Bottle Drop Revenue to Operating to cover 2020 loss

Return Owner Fines to Operating to cover 2020 loss

Transfer to operating to cover most of 2020 loss

January Earnings / Income

January Reserves

January 2021 Transfer for Solar Panel - year 3 repayment

ERROR Transfer from Reserves - LED light repairs - transfer back in FEB

February Earnings / Income

February Reserves

February 2021 Transfer for Solar Panel - year 3 repayment

CORRECT JAN ERROR Transfer back to Reserves - LED light repairs

March Earnings / Income

Repair to Main Pipe along walkway - paid from Reserves

March Reserves

March 2021 Transfer for Solar Panel - year 3 repayment

April Earnings / Income

April Reserves

April 2021 Transfer for Solar Panel - year 3 repayment

May Earnings / Income

May Reserves

May 2021 Transfer for Solar Panel - year 3 repayment

May ARC Fine - Slip 16

June Earnings / Income

June Reserves

June 2021 Transfer for Solar Panel - year 3 repayment

Reserves	Total
383,788.61	383,788.61
(1,946.00)	(1,946.00)
(670.00)	(670.00)
(7,384.00)	(7,384.00)
194.65	194.65
1,665.00	1,665.00
544.00	544.00
(1,163.88)	(1,163.88)
375,028.38	375,028.38
194.63	194.63
1,665.00	1,665.00
500.00	500.00
1,163.88	1,163.88
378,551.89	378,551.89
175.17	175.17
(2,467.74)	(2,467.74)
1,667.00	1,667.00
500.00	500.00
378,426.32	378,426.32
167.81	167.81
1,667.00	1,667.00
500.00	500.00
380,761.13	380,761.13
1.68	1.68
1,667.00	1,667.00
500.00	500.00
1,500.00	1,500.00
384,429.81	384,429.81
553.50	553.50
1,667.00	1,667.00
500.00	500.00
387,150.31	387,150.31

CD positions \$260,000:

New York Community B 0.2% 07/01/2021 (at maturity) \$80,000

Bank Hapoalim BM, Ne 0.1% 12/14/2021 (at maturity) \$50,000

UBS Bank USA UT 0.25% CD 07/10/2023 @ 130,000

Cash: \$127,150.31

West Hayden Island Moorage Owners Association

07/14/21

Balance Sheet

Accrual Basis

As of June 30, 2021

	Jun 30, 21
ASSETS	
Current Assets	
Checking/Savings	
1145 · US Bank	71,720.91
1150 · Schwab	387,150.31
Total Checking/Savings	458,871.22
Total Current Assets	458,871.22
Fixed Assets	
2000 · Land and Bldgs	3,417,850.00
Total Fixed Assets	3,417,850.00
TOTAL ASSETS	3,876,721.22
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2300 · Vendor payables	26,362.08
Total Accounts Payable	26,362.08
Total Current Liabilities	26,362.08
Total Liabilities	26,362.08
Equity	
3200 · Reserves fund balance	299,739.58
3400 · Contribution to capital	3,447,622.21
3500 · Retained Earnings	48,030.41
Net Income	54,966.94
Total Equity	3,850,359.14
TOTAL LIABILITIES & EQUITY	3,876,721.22

West Hayden Island Moorage Owners Association

07/14/21

Profit & Loss Budget vs. Actual

Accrual Basis

June 2021

	Jun 21	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
4100 · Operating assessments	20,733.00	20,733.00	0.00	100.0%
Total Income	20,733.00	20,733.00	0.00	100.0%
Gross Profit	20,733.00	20,733.00	0.00	100.0%
Expense				
6100 · Operating				
6110 · Electricity	63.15	63.06	0.09	100.1%
6115 · Electricity - Solar Loan	500.00	500.00	0.00	100.0%
6120 · Garbage	418.00	450.00	-32.00	92.9%
6130 · Telephone	83.00	83.00	0.00	100.0%
6140 · Water	8,295.14	6,000.00	2,295.14	138.3%
Total 6100 · Operating	9,359.29	7,096.06	2,263.23	131.9%
6200 · Repairs & Maint				
6210 · Landscaping				
6211 · Landscape extras	700.00	700.00	0.00	100.0%
6210 · Landscaping - Other	4,000.00	4,000.00	0.00	100.0%
Total 6210 · Landscaping	4,700.00	4,700.00	0.00	100.0%
6215 · Beautification Committee	243.48	200.00	43.48	121.7%
6220 · Gate Maintenance	-50.00	0.00	-50.00	100.0%
6230 · Pipes Maintenance	740.25	500.00	240.25	148.1%
6235 · Pump Repair	0.00	0.00	0.00	0.0%
6240 · General maintenance	121.06	125.00	-3.94	96.8%
6242 · Work party	0.00	0.00	0.00	0.0%
6245 · Security				
6247 · Fire prevention maintenance	1,123.30	1,070.00	53.30	105.0%
6249 · Security - Other	0.00	0.00	0.00	0.0%
Total 6245 · Security	1,123.30	1,070.00	53.30	105.0%
Total 6200 · Repairs & Maint	6,878.09	6,595.00	283.09	104.3%
6300 · Administrative				
6310 · Fees and Licenses	50.00	50.00	0.00	100.0%
6315 · Income Taxes	0.00	0.00	0.00	0.0%
6320 · Submerged Land Lease	0.00	0.00	0.00	0.0%
6325 · Bank fees	111.40	125.00	-13.60	89.1%
6330 · Real Property Taxes	0.00	0.00	0.00	0.0%
6340 · Hayden Island Business Park	0.00	0.00	0.00	0.0%
6350 · Insurance	0.00	0.00	0.00	0.0%
6360 · Supplies & Postage	0.00	0.00	0.00	0.0%
6380 · Accounting Services	0.00	0.00	0.00	0.0%
6300 · Administrative - Other	0.00			
Total 6300 · Administrative	161.40	175.00	-13.60	92.2%
Total Expense	16,398.78	13,866.06	2,532.72	118.3%
Net Ordinary Income	4,334.22	6,866.94	-2,532.72	63.1%
Other Income/Expense				
Other Income				
5000 · Reserves Income				
5100 · Reserves assessments	1,667.00	1,667.00	0.00	100.0%
5200 · Reserves - Reimb Solar Panel	500.00	500.00	0.00	100.0%
5300 · Reserves bank interest	553.50	550.00	3.50	100.6%
Total 5000 · Reserves Income	2,720.50	2,717.00	3.50	100.1%
Total Other Income	2,720.50	2,717.00	3.50	100.1%
Net Other Income	2,720.50	2,717.00	3.50	100.1%
Net Income	7,054.72	9,583.94	-2,529.22	73.6%

West Hayden Island Moorage Owners Association

07/14/21

Profit & Loss Budget vs. Actual

Accrual Basis

January through June 2021

	Jan - Jun 21	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
4100 · Operating assessments	118,802.00	118,802.00	0.00	100.0%
Total Income	118,802.00	118,802.00	0.00	100.0%
Gross Profit	118,802.00	118,802.00	0.00	100.0%
Expense				
6100 · Operating				
6110 · Electricity	378.57	378.36	0.21	100.1%
6115 · Electricity - Solar Loan	3,044.00	3,044.00	0.00	100.0%
6120 · Garbage	2,508.00	2,604.00	-96.00	96.3%
6130 · Telephone	502.00	502.00	0.00	100.0%
6140 · Water	44,859.34	36,000.00	8,859.34	124.6%
Total 6100 · Operating	51,291.91	42,528.36	8,763.55	120.6%
6200 · Repairs & Maint				
6210 · Landscaping				
6211 · Landscape extras	1,500.00	1,500.00	0.00	100.0%
6210 · Landscaping - Other	15,300.00	15,300.00	0.00	100.0%
Total 6210 · Landscaping	16,800.00	16,800.00	0.00	100.0%
6215 · Beautification Committee	509.41	700.00	-190.59	72.8%
6220 · Gate Maintenance	690.00	790.00	-100.00	87.3%
6230 · Pipes Maintenance	740.25	500.00	240.25	148.1%
6235 · Pump Repair	0.00	0.00	0.00	0.0%
6240 · General maintenance	887.39	945.00	-57.61	93.9%
6242 · Work party	0.00	0.00	0.00	0.0%
6245 · Security				
6247 · Fire prevention maintenance	1,590.10	1,550.00	40.10	102.6%
6248 · Fence repair	191.88			
6249 · Security - Other	155.88	200.00	-44.12	77.9%
Total 6245 · Security	1,937.86	1,750.00	187.86	110.7%
Total 6200 · Repairs & Maint	21,564.91	21,485.00	79.91	100.4%
6300 · Administrative				
6310 · Fees and Licenses	175.00	50.00	125.00	350.0%
6315 · Income Taxes	2,145.00	1,800.00	345.00	119.2%
6320 · Submerged Land Lease	0.00	0.00	0.00	0.0%
6325 · Bank fees	718.95	750.00	-31.05	95.9%
6330 · Real Property Taxes	0.00	0.00	0.00	0.0%
6340 · Hayden Island Business Park	724.00	724.00	0.00	100.0%
6350 · Insurance	257.00	257.00	0.00	100.0%
6360 · Supplies & Postage	19.99	20.00	-0.01	100.0%
6380 · Accounting Services	300.00	300.00	0.00	100.0%
6300 · Administrative - Other	0.00			
Total 6300 · Administrative	4,339.94	3,901.00	438.94	111.3%
Total Expense	77,196.76	67,914.36	9,282.40	113.7%
Net Ordinary Income	41,605.24	50,887.64	-9,282.40	81.8%
Other Income/Expense				
Other Income				
5000 · Reserves Income				
5100 · Reserves assessments	9,998.00	9,998.00	0.00	100.0%
5200 · Reserves - Reimb Solar Panel	3,044.00	3,044.00	0.00	100.0%
5300 · Reserves bank interest	1,287.44	1,290.00	-2.56	99.8%
5500 · Reserves - Owner Fines	1,500.00			
Total 5000 · Reserves Income	15,829.44	14,332.00	1,497.44	110.4%
Total Other Income	15,829.44	14,332.00	1,497.44	110.4%

West Hayden Island Moorage Owners Association
Profit & Loss Budget vs. Actual
January through June 2021

	Jan - Jun 21	Budget	\$ Over Budget	% of Budget
Other Expense				
7000 · Reserve expenses				
7550 · Piping Repair & Replace	2,467.74			
Total 7000 · Reserve expenses	2,467.74			
Total Other Expense	2,467.74			
Net Other Income	13,361.70	14,332.00	-970.30	93.2%
Net Income	54,966.94	65,219.64	-10,252.70	84.3%



Portland General Electric
121 SW Salmon Street • Portland, Oregon 97204
portlandgeneral.com

June 15, 2021

West Hayden Isl Moorage
2630 N Hayden Island Dr
Portland, OR 97217

Account ID: 3928820000

Service Address: 2630 N Hayden Island Dr, Portland, OR 97217

Meter #: IN34021070

Here is a summary of your energy used and generated back to PGE.

Your Energy use Meter Reading

Excess Energy Generated Back to PGE

Service Period	Meter Readings
6/14/2021	70451
5/14/2021	65229
	<hr/>
	05222 kWh

Energy Consumed (Net Meter Service Account ID: 3928820000)

Service Period	Meter Readings	Excess Generation
6/14/2021	101108	Applied
5/14/2021	99247	
	<hr/>	
	01861 kWh	1861

0 Net kWh Billed

Energy Consumed (1st Aggregated Service Account ID: 8551140000)

Service Period	Meter Readings	Excess Generation
6/14/2021	72092	Applied
5/14/2021	71795	
	<hr/>	
	00297 kWh	297

0 Net kWh Billed

Energy Consumed (2nd Aggregated Service Account ID: 2979700000)

Service Period	Meter Readings	Excess Generation
6/14/2021	65512	Applied
5/14/2021	65192	
	<hr/>	
	00320 kWh	320

0 Net kWh Billed

Your excess generation for this bill period is 5,222 kWh. The excess generation was applied to offset your Net Meter Account first. Your net meter account has been billed for 0 kWh. The remaining excess generation kWh of 3,361 plus 5,516 kWh of past excess generation has been applied to offset one or more of the aggregated accounts listed above. Your total excess generation carryover for this year's annual billing cycle is 8,260 kWh.

This statement is not intended for use when remitting a payment, but is provided for your records, and is informational only.

Sincerely,

PGE Energy Experts
1-800-722-9287