

## Treasurer's report – For June 2022

### Bank Reconciliation

- Ending balance (per bank reconciliation) \$103,699.93
- Uncleared items \$7,502:
  - \$2,062 American Landscaping March/April
  - \$351.50 Metro Door
  - \$5,041 June Water
  - \$47.50 Nancy Lindgren Reimb for American Flag

### Reserves Account

- Cash Balance \$110,346.49
- Transfers to / (from) reserves:
  - \$522 monthly payback of Solar Panel Loan
  - \$1,667 monthly to reserves
  - \$1,000 owner fines
  - (\$926) from reserves to repair W ramp
- \$280,000 invested in CD's with various maturities through July 2023

### Balance Sheet:

- Current US Bank balance: \$103,699.93
- HOA Receivable \$440 – one ACH returned item will be rectified 7/5/22
- Current vendor payables \$8,272
  - Nov 2019 to June 2022 telephone (gate) \$2,672 accrued per budget
  - May & June Landscaping \$5,600 accrued per budget
- *Upcoming 2022 budgeted payables:*
  - *Land Lease \$11,300 – September*
  - *Property Taxes \$63,100 – November*
  - *Insurance \$43,000 (various payments)*

### P&L:

- June HOA payments – one ACH returned item \$440 rectified 7/5/22
- We have water savings and landscaping savings (Jan-April)
- Operating Expense YTD is 86% of budget
- Net Operating Income YTD \$83,728 compared to budget \$74,928
- Net Other Income YTD (Reserves) \$9,565 compared to budget \$13,289

### PGE Account Recap:

- Excess generation 4,324 kWh less usage 2,849 = net excess generation 1,475 kWh.
- Total carryover for this year's annual billing cycle is 4,307 kWh.

## West Hayden Island Moorage Owners Association

## Reconciliation Detail

1145 · US Bank, Period Ending 06/30/2022

Type	Date	Num	Name	Clr	Amount	Balance
<b>Beginning Balance</b>						100,960.65
<b>Cleared Transactions</b>						
<b>Checks and Payments - 13 items</b>						
Check	04/18/2022		American Landscapi...	X	-5,165.00	-5,165.00
Check	05/23/2022		Metro Overhead Door	X	-966.00	-6,131.00
Check	05/23/2022		West-Meyer Fence I...	X	-826.00	-6,957.00
Check	05/31/2022		Metro Overhead Door	X	-569.00	-7,526.00
Check	06/01/2022		Relevant Building C...	X	-926.00	-8,452.00
Check	06/03/2022		Portland Disposal & ...	X	-481.00	-8,933.00
Check	06/10/2022		Portland Water Bure...	X	-3,623.67	-12,556.67
Check	06/13/2022		US Bank	X	-112.95	-12,669.62
Check	06/21/2022		US Bank	X	-62.13	-12,731.75
Deposit	06/22/2022		Charles Schwab	X	-1,667.00	-14,398.75
Deposit	06/22/2022		Charles Schwab	X	-1,000.00	-15,398.75
Check	06/22/2022		US Bank	X	-522.00	-15,920.75
Check	06/24/2022		Metro Overhead Door	X	-114.00	-16,034.75
Total Checks and Payments					-16,034.75	-16,034.75
<b>Deposits and Credits - 7 items</b>						
Deposit	06/06/2022			X	3,080.00	3,080.00
Deposit	06/10/2022		US Bank	X	100.00	3,180.00
Deposit	06/10/2022			X	440.00	3,620.00
Deposit	06/13/2022		US Bank	X	50.00	3,670.00
Deposit	06/13/2022		US Bank	X	1,000.00	4,670.00
Deposit	06/13/2022			X	20,680.00	25,350.00
Check	06/22/2022		Charles Schwab	X	926.00	26,276.00
Total Deposits and Credits					26,276.00	26,276.00
Total Cleared Transactions					10,241.25	10,241.25
Cleared Balance					10,241.25	111,201.90
<b>Uncleared Transactions</b>						
<b>Checks and Payments - 5 items</b>						
Check	03/11/2022		Metro Overhead Door		-351.50	-351.50
Check	06/30/2022		Portland Water Bure...		-4,578.32	-4,929.82
Check	06/30/2022		American Landscapi...		-2,062.00	-6,991.82
Check	06/30/2022		Portland Water Bure...		-462.65	-7,454.47
Check	06/30/2022		Nancy Lindgren		-47.50	-7,501.97
Total Checks and Payments					-7,501.97	-7,501.97
Total Uncleared Transactions					-7,501.97	-7,501.97
Register Balance as of 06/30/2022					2,739.28	103,699.93
<b>Ending Balance</b>					<b>2,739.28</b>	<b>103,699.93</b>

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

**2022**

	<b>Reserves</b>	<b>Total</b>
January Earnings / Income	28.47	28.47
January Reserves	1,663.00	1,663.00
January 2022 Transfer for Solar Panel - Year 4 Repayment	513.00	513.00
Fines from December Transferred to Reserves	535.00	535.00
	<b>382,986.39</b>	<b>382,986.39</b>
February Earnings / Income	28.44	28.44
February Reserves	1,667.00	1,667.00
February 2022 Transfer for Solar Panel - Year 4 Repayment	522.00	522.00
	<b>385,203.83</b>	<b>385,203.83</b>
March Earnings / Income	25.92	25.92
March Reserves	1,667.00	1,667.00
Transfer from Reserves to pay for Garage door repairs	(4,800.00)	(4,800.00)
March 2022 Transfer for Solar Panel - Year 4 Repayment	522.00	522.00
	<b>382,618.75</b>	<b>382,618.75</b>
April Earnings / Income	28.47	28.47
April Reserves	1,667.00	1,667.00
Transfer Owner Fines from operating to reserves	1,000.00	1,000.00
April 2022 Transfer for Solar Panel - Year 4 Repayment	522.00	522.00
	<b>385,836.22</b>	<b>385,836.22</b>
May Earnings / Income	27.58	27.58
May Reserves	1,667.00	1,667.00
May 2022 Transfer for Solar Panel - Year 4 Repayment	522.00	522.00
	<b>388,052.80</b>	<b>388,052.80</b>
June Earnings / Income	30.69	30.69
June Reserves	1,667.00	1,667.00
Transfer from Reserves to pay for West ramp repairs	(926.00)	(926.00)
Transfer Owner Fines from operating to reserves	1,000.00	1,000.00
June 2022 Transfer for Solar Panel - Year 4 Repayment	522.00	522.00
	<b>390,346.49</b>	<b>390,346.49</b>

**CD positions \$280,000:**

Synchrony Bank UT 0.15% CD 10/13/2022 (at maturity) \$100,000  
Bank of China New Yo NY 0.4% CD 12/30/2022 (at maturity) \$50,000  
UBS Bank USA UT 0.25% CD 07/10/2023 (monthly) \$130,000

**Cash: \$110,346.49**

## West Hayden Island Moorage Owners Association

## Balance Sheet

As of June 30, 2022

	Jun 30, 22
<b>ASSETS</b>	
<b>Current Assets</b>	
Checking/Savings	
1145 · US Bank	103,699.93
1150 · Schwab	390,346.49
Total Checking/Savings	494,046.42
Accounts Receivable	
1200 · Assessments receivable	440.00
Total Accounts Receivable	440.00
Total Current Assets	494,486.42
<b>Fixed Assets</b>	
2000 · Land and Bldgs	3,417,850.00
Total Fixed Assets	3,417,850.00
<b>TOTAL ASSETS</b>	<b>3,912,336.42</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
Accounts Payable	
2300 · Vendor payables	8,272.00
Total Accounts Payable	8,272.00
Total Current Liabilities	8,272.00
Total Liabilities	8,272.00
<b>Equity</b>	
3200 · Reserves fund balance	299,739.58
3400 · Contribution to capital	3,447,622.21
3500 · Retained Earnings	63,409.46
Net Income	93,293.17
Total Equity	3,904,064.42
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>3,912,336.42</b>

## West Hayden Island Moorage Owners Association

## Profit &amp; Loss Budget vs. Actual

June 2022

	Jun 22	Budget	\$ Over Budget	% of Budget
<b>Ordinary Income/Expense</b>				
Income				
4100 · Operating assessments	22,973.00	22,973.00	0.00	100.0%
<b>Total Income</b>	22,973.00	22,973.00	0.00	100.0%
<b>Gross Profit</b>	22,973.00	22,973.00	0.00	100.0%
<b>Expense</b>				
6100 · Operating				
6110 · Electricity	62.13	67.00	-4.87	92.7%
6115 · Electricity - Solar Loan	522.00	522.00	0.00	100.0%
6120 · Garbage	481.00	481.00	0.00	100.0%
6130 · Telephone	83.00	83.00	0.00	100.0%
6140 · Water	5,040.97	8,000.00	-2,959.03	63.0%
<b>Total 6100 · Operating</b>	6,189.10	9,153.00	-2,963.90	67.6%
6200 · Repairs & Maint				
6210 · Landscaping	-738.00	2,800.00	-3,538.00	-26.4%
6215 · Beautification Committee	0.00	0.00	0.00	0.0%
6220 · Gate Maintenance	-36.00	0.00	-36.00	100.0%
6230 · Pipes Maintenance	0.00	0.00	0.00	0.0%
6235 · Pump Repair	0.00	0.00	0.00	0.0%
6240 · General maintenance	47.50	50.00	-2.50	95.0%
6242 · Work party	0.00	0.00	0.00	0.0%
6245 · Security				
6247 · Fire prevention maintenance	0.00	0.00	0.00	0.0%
6248 · Fence repair	0.00	0.00	0.00	0.0%
6249 · Security - Other	0.00	0.00	0.00	0.0%
<b>Total 6245 · Security</b>	0.00	0.00	0.00	0.0%
<b>Total 6200 · Repairs &amp; Maint</b>	-726.50	2,850.00	-3,576.50	-25.5%
6300 · Administrative				
6310 · Fees and Licenses	0.00	0.00	0.00	0.0%
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	112.95	125.00	-12.05	90.4%
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%
<b>Total 6300 · Administrative</b>	112.95	125.00	-12.05	90.4%
<b>Total Expense</b>	5,575.55	12,128.00	-6,552.45	46.0%
<b>Net Ordinary Income</b>	17,397.45	10,845.00	6,552.45	160.4%
<b>Other Income/Expense</b>				
Other Income				
5000 · Reserves Income				
5100 · Reserves assessments	1,667.00	1,667.00	0.00	100.0%
5200 · Reserves - Reimb Solar Panel	522.00	522.00	0.00	100.0%
5300 · Reserves bank interest	30.69	28.00	2.69	109.6%
5500 · Reserves - Owner Fines	1,000.00			
<b>Total 5000 · Reserves Income</b>	3,219.69	2,217.00	1,002.69	145.2%
<b>Total Other Income</b>	3,219.69	2,217.00	1,002.69	145.2%

West Hayden Island Moorage Owners Association  
Profit & Loss Budget vs. Actual  
June 2022

	Jun 22	Budget	\$ Over Budget	% of Budget
Other Expense				
7000 · Reserve expenses				
7700 · Extraordinary Supplies /Repair	926.00			
Total 7000 · Reserve expenses	926.00			
Total Other Expense	926.00			
Net Other Income	2,293.69	2,217.00	76.69	103.5%
Net Income	19,691.14	13,062.00	6,629.14	150.8%

## West Hayden Island Moorage Owners Association

## Profit &amp; Loss Budget vs. Actual

January through June 2022

	Jan - Jun 22	Budget	\$ Over Budget	% of Budget
<b>Ordinary Income/Expense</b>				
Income				
4100 · Operating assessments	137,842.00	137,842.00	0.00	100.0%
<b>Total Income</b>	<b>137,842.00</b>	<b>137,842.00</b>	<b>0.00</b>	<b>100.0%</b>
<b>Gross Profit</b>	<b>137,842.00</b>	<b>137,842.00</b>	<b>0.00</b>	<b>100.0%</b>
<b>Expense</b>				
6100 · Operating				
6110 · Electricity	373.38	398.00	-24.62	93.8%
6115 · Electricity - Solar Loan	3,123.00	3,123.00	0.00	100.0%
6120 · Garbage	2,886.00	2,886.00	0.00	100.0%
6130 · Telephone	502.00	502.00	0.00	100.0%
6140 · Water	25,907.22	31,500.00	-5,592.78	82.2%
<b>Total 6100 · Operating</b>	<b>32,791.60</b>	<b>38,409.00</b>	<b>-5,617.40</b>	<b>85.4%</b>
6200 · Repairs & Maint				
6210 · Landscaping				
6211 · Landscape extras	452.00			
6210 · Landscaping - Other	14,214.50	16,800.00	-2,585.50	84.6%
<b>Total 6210 · Landscaping</b>	<b>14,666.50</b>	<b>16,800.00</b>	<b>-2,133.50</b>	<b>87.3%</b>
6215 · Beautification Committee	140.00	140.00	0.00	100.0%
6220 · Gate Maintenance	1,766.78	1,850.00	-83.22	95.5%
6230 · Pipes Maintenance	0.00	0.00	0.00	0.0%
6235 · Pump Repair	0.00	0.00	0.00	0.0%
6240 · General maintenance	594.07	600.00	-5.93	99.0%
6242 · Work party	0.00	0.00	0.00	0.0%
6245 · Security				
6247 · Fire prevention maintenance	0.00	0.00	0.00	0.0%
6248 · Fence repair	1,212.46	1,000.00	212.46	121.2%
6249 · Security - Other	0.00	100.00	-100.00	0.0%
<b>Total 6245 · Security</b>	<b>1,212.46</b>	<b>1,100.00</b>	<b>112.46</b>	<b>110.2%</b>
<b>Total 6200 · Repairs &amp; Maint</b>	<b>18,379.81</b>	<b>20,490.00</b>	<b>-2,110.19</b>	<b>89.7%</b>
6300 · Administrative				
6310 · Fees and Licenses	0.00	0.00	0.00	0.0%
6315 · Income Taxes	0.00	1,800.00	-1,800.00	0.0%
6320 · Submerged Land Lease	0.00	0.00	0.00	0.0%
6325 · Bank fees	677.00	750.00	-73.00	90.3%
6330 · Real Property Taxes	0.00	0.00	0.00	0.0%
6340 · Hayden Island Business Park	840.00	775.00	65.00	108.4%
6350 · Insurance	267.00	260.00	7.00	102.7%
6360 · Supplies & Postage	29.99	30.00	-0.01	100.0%
6380 · Accounting Services	300.00	400.00	-100.00	75.0%
6300 · Administrative - Other	828.00			
<b>Total 6300 · Administrative</b>	<b>2,941.99</b>	<b>4,015.00</b>	<b>-1,073.01</b>	<b>73.3%</b>
<b>Total Expense</b>	<b>54,113.40</b>	<b>62,914.00</b>	<b>-8,800.60</b>	<b>86.0%</b>
<b>Net Ordinary Income</b>	<b>83,728.60</b>	<b>74,928.00</b>	<b>8,800.60</b>	<b>111.7%</b>
<b>Other Income/Expense</b>				
Other Income				
5000 · Reserves Income				
5100 · Reserves assessments	9,998.00	9,998.00	0.00	100.0%
5200 · Reserves - Reimb Solar Panel	3,123.00	3,123.00	0.00	100.0%
5300 · Reserves bank interest	169.57	168.00	1.57	100.9%
5500 · Reserves - Owner Fines	2,000.00			
<b>Total 5000 · Reserves Income</b>	<b>15,290.57</b>	<b>13,289.00</b>	<b>2,001.57</b>	<b>115.1%</b>
<b>Total Other Income</b>	<b>15,290.57</b>	<b>13,289.00</b>	<b>2,001.57</b>	<b>115.1%</b>
<b>Other Expense</b>				
7000 · Reserve expenses				
7700 · Extraordinary Supplies /Repair	926.00			
7750 · Garage Door Repairs	4,800.00			
<b>Total 7000 · Reserve expenses</b>	<b>5,726.00</b>			
<b>Total Other Expense</b>	<b>5,726.00</b>			
<b>Net Other Income</b>	<b>9,564.57</b>	<b>13,289.00</b>	<b>-3,724.43</b>	<b>72.0%</b>
<b>Net Income</b>	<b>93,293.17</b>	<b>88,217.00</b>	<b>5,076.17</b>	<b>105.8%</b>



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

June 14, 2022

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	
6/13/2022	11854	
5/12/2022	07530	
	04324	kWh

**Energy Consumed (Net Meter Service Account ID: 392882000)**

Service Period	Meter Readings	Excess Generation	
6/13/2022	29694	Applied	
5/12/2022	27489		
	02205	kWh	2205
			<b>0 Net kWh Billed</b>

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

Service Period	Meter Readings	Excess Generation	
6/13/2022	76859	Applied	
5/12/2022	76559		
	00300	kWh	300
			<b>0 Net kWh Billed</b>

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

Service Period	Meter Readings	Excess Generation	
6/13/2022	70326	Applied	
5/12/2022	69982		
	00344	kWh	344
			<b>0 Net kWh Billed</b>



Your excess generation for this bill period is 4,324 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 2,119 plus 2,832 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 4,307 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