



	Operating	Reserve	Total
Assets			
CASH			
10-10200-00 Alliance - Operating - 6009	\$229,412.55	\$0.00	\$229,412.55
10-10650-00 Truist - Operating - 0336	\$13,761.69	\$0.00	\$13,761.69
10-10710-00 Alliance - Reserve ICS - 895	\$0.00	\$170,914.18	\$170,914.18
10-10720-00 Alliance - 3 Mo. Reserve CD (.75% - 3/30/23)	\$0.00	\$245,000.00	\$245,000.00
10-10850-00 Alliance - Reserve MM - 9911	\$0.00	\$116,522.39	\$116,522.39
Total: CASH	\$243,174.24	\$532,436.57	\$775,610.81
ACCOUNTS RECEIVABLE			
12-12000-00 Accounts Receivable - Homeowner	\$23,104.62	\$0.00	\$23,104.62
Total: ACCOUNTS RECEIVABLE	\$23,104.62	\$0.00	\$23,104.62
OTHER CURRENT ASSETS			
13-13300-00 Prepaid Insurance	\$17,768.21	\$0.00	\$17,768.21
13-13500-00 Prepaid Taxes	\$1,571.00	\$0.00	\$1,571.00
13-14100-00 Due from Operating to Reserves	\$0.00	\$105,000.00	\$105,000.00
13-14300-00 Due to Operating from Insurance	\$3,819.90	\$0.00	\$3,819.90
Total: OTHER CURRENT ASSETS	\$23,159.11	\$105,000.00	\$128,159.11
FIXED ASSETS			
19-18000-00 Land / Land Improvements	\$286,400.01	\$0.00	\$286,400.01
19-18200-00 Commercial Units	\$412,138.21	\$0.00	\$412,138.21
19-18600-00 Furniture & Fixtures	\$69,988.78	\$0.00	\$69,988.78
19-18700-00 Building Improvements	\$330,588.58	\$0.00	\$330,588.58
19-18800-00 Signage	\$7,286.23	\$0.00	\$7,286.23
19-18900-00 Capital Equipment	\$883,113.84	\$0.00	\$883,113.84
19-19000-00 Accumulated Depreciation	(\$1,581,916.00)	\$0.00	(\$1,581,916.00)
Total: FIXED ASSETS	\$407,599.65	\$0.00	\$407,599.65
Total: Assets	\$697,037.62	\$637,436.57	\$1,334,474.19



Balance Sheet

Myrtle Beach Resort HOA, Inc.

End Date: 12/31/2022

	Operating	Reserve	Total
Liabilities & Equity			
CURRENT LIABILITIES			
20-20500-00 Accounts Payable	\$21,040.15	\$0.00	\$21,040.15
20-20520-00 Accrue Expenses	\$12,043.50	\$0.00	\$12,043.50
20-20522-00 Accounts Payable - Other	\$33,530.88	\$0.00	\$33,530.88
20-21000-00 Prepaid Owner Assessments	\$25,811.41	\$0.00	\$25,811.41
20-21400-00 Mailbox Deposits Liability	\$2,881.53	\$0.00	\$2,881.53
20-24100-00 Due to Reserve from Operating	\$105,000.00	\$0.00	\$105,000.00
20-24160-00 Due from Insurance to Operating	\$3,819.90	\$0.00	\$3,819.90
Total: CURRENT LIABILITIES	\$204,127.37	\$0.00	\$204,127.37
EQUITY			
30-28000-00 Retained Earnings - Operating	\$437,561.13	\$0.00	\$437,561.13
30-28100-00 Retained Earnings - Reserves	\$0.00	\$817,758.62	\$817,758.62
Total: EQUITY	\$437,561.13	\$817,758.62	\$1,255,319.75
Net Income Gain/Loss	\$0.00	(\$180,322.05)	(\$180,322.05)
Net Income Gain/Loss	\$55,349.12	\$0.00	\$55,349.12
Total: Liabilities & Equity	\$697,037.62	\$637,436.57	\$1,334,474.19



Income Statement - Operating

Myrtle Beach Resort HOA, Inc.

12/01/2022 to 12/31/2022

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
OPERATING INCOME							
ASSESSMENT INCOME							
30100-00 Regular Assessments	\$98,513.31	\$130,293.88	(\$31,780.57)	\$1,564,376.72	\$1,563,527.00	\$849.72	\$1,563,527.00
30200-00 Bruce Brown 2% Comm. Income	-	1,083.37	(1,083.37)	24,640.11	13,000.00	11,640.11	13,000.00
30300-00 MBRV Sales Rental Off. Lease	6,059.48	5,769.25	290.23	66,654.28	69,231.00	(2,576.72)	69,231.00
30400-00 MBRV 2% Rental Comm. Income	1,152.75	8,201.87	(7,049.12)	87,090.75	98,422.00	(11,331.25)	98,422.00
30500-00 Allegiant Food/Beverage Lease	-	11,718.37	(11,718.37)	144,837.18	140,620.00	4,217.18	140,620.00
30700-00 Gate Income	50.00	-	50.00	2,200.00	-	2,200.00	-
30750-00 Bike Week Parking Income	-	1,416.63	(1,416.63)	16,700.00	17,000.00	(300.00)	17,000.00
30800-00 MBRV Storage Room Lease	1,826.14	1,622.50	203.64	20,087.54	19,470.00	617.54	19,470.00
31000-00 Interest Income	151.40	-	151.40	213.30	-	213.30	-
32000-00 Fines/Late Fees	3,229.16	-	3,229.16	5,719.28	-	5,719.28	-
32100-00 Admin Fees	-	-	-	(39.08)	-	(39.08)	-
32200-00 Late Fee Interest	(14.08)	-	(14.08)	(357.88)	-	(357.88)	-
32300-00 Attorney Fee Income	9,540.00	-	9,540.00	110,790.00	-	110,790.00	-
32400-00 Mailbox Rental Income	688.50	166.63	521.87	4,333.84	2,000.00	2,333.84	2,000.00
34000-00 Vending Income	-	-	-	13,329.75	-	13,329.75	-
35000-00 Other Income	-	-	-	395.76	-	395.76	-
Total ASSESSMENT INCOME	\$121,196.66	\$160,272.50	(\$39,075.84)	\$2,060,971.55	\$1,923,270.00	\$137,701.55	\$1,923,270.00
LESS: RESERVE FUNDING							
99910-00 General Reserve Contribution	(15,750.00)	(15,750.00)	-	(189,000.00)	(189,000.00)	-	(189,000.00)
Total LESS: RESERVE FUNDING	(\$15,750.00)	(\$15,750.00)	\$-	(\$189,000.00)	(\$189,000.00)	\$0.00	(\$189,000.00)
Total OPERATING INCOME	\$105,446.66	\$144,522.50	(\$39,075.84)	\$1,871,971.55	\$1,734,270.00	\$137,701.55	\$1,734,270.00
OPERATING EXPENSE							
LESS: RESERVE FUNDING							
99930-00 Contingency Fund Contribution (Reimbursement)	833.33	(833.37)	(1,666.70)	9,999.96	(10,000.00)	(19,999.96)	(10,000.00)
Total LESS: RESERVE FUNDING	\$833.33	(\$833.37)	(\$1,666.70)	\$9,999.96	(\$10,000.00)	(\$19,999.96)	(\$10,000.00)
ADMINISTRATIVE							
51000-00 Office Supplies	(185.75)	708.37	894.12	4,068.74	8,500.00	4,431.26	8,500.00
51100-00 Printing/Copies	225.20	566.63	341.43	4,044.07	6,800.00	2,755.93	6,800.00
51200-00 Postage	29.70	70.87	41.17	167.65	850.00	682.35	850.00
51500-00 Mileage Reimbursement	42.56	625.00	582.44	277.76	7,500.00	7,222.24	7,500.00
52000-00 Legal Services-REL	22,847.50	12,500.00	(10,347.50)	159,168.00	150,000.00	(9,168.00)	150,000.00
52050-00 Legal-Court Apnted BOD Mmbr.	-	2,916.63	2,916.63	22,811.30	35,000.00	12,188.70	35,000.00
52070-00 Legal - Owner Collections	9,540.00	-	(9,540.00)	9,540.00	-	(9,540.00)	-
52090-00 Insurance Claims	97.50	-	(97.50)	97.50	-	(97.50)	-
52100-00 Accounting/Tax Prep.	-	-	-	-	9,000.00	9,000.00	9,000.00
52200-00 Management Services	6,946.09	6,946.12	0.03	83,353.08	83,353.00	(0.08)	83,353.00
54000-00 Board Meeting Expense	-	166.63	166.63	465.00	2,000.00	1,535.00	2,000.00
56000-00 Owned Unit Expense	6,169.00	7,041.63	872.63	89,432.39	84,500.00	(4,932.39)	84,500.00
57000-00 Storage Units - B & RT	-	300.00	300.00	8,368.00	3,600.00	(4,768.00)	3,600.00
59900-00 Administrative Expense	1,748.09	1,875.00	126.91	34,243.40	22,500.00	(11,743.40)	22,500.00
59999-00 Other Professional Services	1,025.00	-	(1,025.00)	2,775.00	-	(2,775.00)	-
83300-00 Insurance Expense	5,922.67	4,877.25	(1,045.42)	65,269.02	58,527.00	(6,742.02)	58,527.00
83380-00 Insurance Claim	1,961.00	41.63	(1,919.37)	1,961.00	500.00	(1,461.00)	500.00
83395-00 Hurricane/Storm Clean Up	-	-	-	5,818.00	-	(5,818.00)	-
Total ADMINISTRATIVE	\$56,368.56	\$38,635.76	(\$17,732.80)	\$491,859.91	\$472,630.00	(\$19,229.91)	\$472,630.00
REPAIRS & MAINTENANCE							
41300-00 Grounds Staff Contract Maint	7,440.00	8,659.13	1,219.13	105,321.60	103,910.00	(1,411.60)	103,910.00
41700-00 Seasonal Pool Staff	-	3,185.00	3,185.00	13,259.59	38,220.00	24,960.41	38,220.00
41800-00 Pool Contract	-	-	-	33,712.00	40,768.00	7,056.00	40,768.00
42000-00 Pool Supplies/Repairs	1,088.59	3,333.37	2,244.78	27,705.97	40,000.00	12,294.03	40,000.00
42500-00 Golf Cart Maint/Repairs	297.56	250.00	(47.56)	1,213.74	3,000.00	1,786.26	3,000.00
42700-00 Golf Cart Lease	202.02	200.00	(2.02)	2,068.16	2,400.00	331.84	2,400.00



Income Statement - Operating

Myrtle Beach Resort HOA, Inc.

12/01/2022 to 12/31/2022

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
43000-00 General Maint. & Material	\$1,278.98	\$3,166.63	\$1,887.65	\$22,632.60	\$38,000.00	\$15,367.40	\$38,000.00
43010-00 Reimbursable Repair Expense	-	-	-	183.60	-	(183.60)	-
43020-00 Special Assessment - RT	44,525.76	-	(44,525.76)	44,525.76	-	(44,525.76)	-
44000-00 Landscape Maint./Supply	-	1,250.00	1,250.00	542.31	15,000.00	14,457.69	15,000.00
44300-00 Landscape Contract	1,400.00	1,400.00	-	16,700.00	16,800.00	100.00	16,800.00
44400-00 Lake Maintenance	840.00	420.00	(420.00)	5,040.00	5,040.00	-	5,040.00
45000-00 Pest Control	-	-	-	178.00	-	(178.00)	-
45100-00 Termite Bond	-	-	-	337.00	350.00	13.00	350.00
45200-00 Nuisance Control	-	-	-	3,600.00	3,600.00	-	3,600.00
46600-00 Fire Alarm Maint & Repairs	-	83.37	83.37	524.55	1,000.00	475.45	1,000.00
47000-00 Janitorial Maint, Supply	112.68	1,000.00	887.32	5,655.72	12,000.00	6,344.28	12,000.00
47010-00 OFS Bathroom Cleaning	600.00	600.00	-	7,200.00	7,200.00	-	7,200.00
71500-00 Security Monitoring	-	-	-	98.00	-	(98.00)	-
Total REPAIRS & MAINTENANCE	\$57,785.59	\$23,547.50	(\$34,238.09)	\$290,498.60	\$327,288.00	\$36,789.40	\$327,288.00
UTILITIES							
60000-00 Electricity	(44.75)	4,166.63	4,211.38	41,570.18	50,000.00	8,429.82	50,000.00
60100-00 Water/Sewer	17.51	1,250.00	1,232.49	12,377.50	15,000.00	2,622.50	15,000.00
60200-00 Fuel	(502.94)	750.00	1,252.94	6,738.42	9,000.00	2,261.58	9,000.00
60400-00 Cable & Internet	-	-	-	(1,256.28)	-	1,256.28	-
60500-00 Cable/Phone	29,072.20	27,825.00	(1,247.20)	352,562.50	333,900.00	(18,662.50)	333,900.00
60600-00 Telephone (L/R, Security/Maint)	124.94	1,755.37	1,630.43	16,271.93	21,064.00	4,792.07	21,064.00
60700-00 Internet	5,670.00	8,374.87	2,704.87	95,088.00	100,498.00	5,410.00	100,498.00
Total UTILITIES	\$34,336.96	\$44,121.87	\$9,784.91	\$523,352.25	\$529,462.00	\$6,109.75	\$529,462.00
OTHER EXPENSES							
71000-00 Security	23,871.87	23,305.00	(566.87)	421,456.63	279,660.00	(141,796.63)	279,660.00
71010-00 Security Supplies	34.60	250.00	215.40	254.29	3,000.00	2,745.71	3,000.00
71020-00 Security Upgrade	6.00	1,666.63	1,660.63	998.00	20,000.00	19,002.00	20,000.00
72000-00 Taxes & Fees	-	-	-	12,005.00	24,685.00	12,680.00	24,685.00
72010-00 Property Taxes	65,745.35	-	(65,745.35)	65,745.35	67,120.00	1,374.65	67,120.00
72020-00 Licenses and Permits	-	35.38	35.38	425.00	425.00	-	425.00
Total OTHER EXPENSES	\$89,657.82	\$25,257.01	(\$64,400.81)	\$500,884.27	\$394,890.00	(\$105,994.27)	\$394,890.00
INSURANCE CLAIM EXPENSES							
83380-00 Insurance Claim - Other	-	-	-	27.44	-	(27.44)	-
Total INSURANCE CLAIM EXPENSES	\$-	\$-	\$-	\$27.44	\$-	(\$27.44)	\$-
Total OPERATING EXPENSE	\$238,982.26	\$130,728.77	(\$108,253.49)	\$1,816,622.43	\$1,714,270.00	(\$102,352.43)	\$1,714,270.00
Net Income:	(\$133,535.60)	\$13,793.73	(\$147,329.33)	\$55,349.12	\$20,000.00	\$35,349.12	\$20,000.00



Income Statement - Reserve

Myrtle Beach Resort HOA, Inc.

12/01/2022 to 12/31/2022

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
RESERVE INCOME							
45-39500-00 General Reserve Funding	\$15,750.00	\$15,750.00	\$-	\$189,000.00	\$189,000.00	\$-	\$189,000.00
45-39510-00 Contingency Funding	833.33	833.37	(0.04)	9,999.96	10,000.00	(0.04)	10,000.00
45-39520-00 Interest Earned-Cap Reserv	324.70	-	324.70	1,264.64	-	1,264.64	-
Total RESERVE INCOME	\$16,908.03	\$16,583.37	\$324.66	\$200,264.60	\$199,000.00	\$1,264.60	\$199,000.00
RESERVE EXPENSE							
90-90900-00 RE-Miscellaneous	-	-	-	1,450.00	-	(1,450.00)	-
90-90904-00 RE-Pool Repairs	-	-	-	111,703.63	-	(111,703.63)	-
90-90905-00 RE-Fencing	-	-	-	975.00	-	(975.00)	-
90-90916-00 RE-Pool Deck	-	-	-	54,488.33	-	(54,488.33)	-
90-90918-00 RE-Exterior Walkways	-	-	-	8,961.60	-	(8,961.60)	-
90-90922-00 RE-Pool Equipment	-	-	-	5,465.09	-	(5,465.09)	-
90-90932-00 RE-Drainage	-	-	-	156,918.00	-	(156,918.00)	-
90-90940-00 RE-HVAC Equipment	-	-	-	8,333.00	-	(8,333.00)	-
90-90943-00 RE-Storm Water	-	-	-	32,292.00	-	(32,292.00)	-
Maintenance	-	-	-	-	-	-	-
Total RESERVE EXPENSE	\$0.00	\$-	\$-	\$380,586.65	\$-	(\$380,586.65)	\$-
Net Reserve:	\$16,908.03	\$16,583.37	\$324.66	(\$180,322.05)	\$199,000.00	(\$379,322.05)	\$199,000.00