



**2021 Sycamore Court AGM on Wednesday the 17<sup>th</sup> at 5:30 PM  
Home # 4**

**BUDGET for 2022**

**By Danny Stebeck**

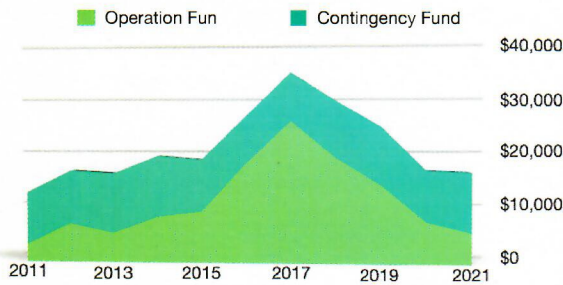
**Please read over this budget and bring it with you to vote on at the AGM**



**All six homes in one picture at  
5501 Ladner Trunk Road, Delta B.C. V4K 1X1**

Statement of Financial Position at Fiscal Year End

	Operations	Contingency	TOTAL
<b>ASSETS</b>			
Chequing Account	\$ 6,391.76	\$ 1,500.00	\$ 7,891.76
Contingency Account		\$ 9,383.30	\$ 9,383.30
<b>Total Current Assets</b>	\$ 6,391.76	\$ 10,883.30	\$ 17,275.06
Capital Assets	\$ 0.00	\$ 0.00	\$ 0.00
<b>Total Assets</b>	\$ 6,391.76	\$ 10,883.30	\$ 17,275.06
<b>LIABILITIES</b>			
Deferred revenue	\$ 798.00	\$ 0.00	\$ 798.00
Accounts Payable	\$ 0.00	\$ 0.00	\$ 0.00
<b>Total Liabilities</b>	\$ 798.00	\$ 0.00	\$ 798.00
<b>FUND EQUITY</b>			
Operations Fund	\$ 5,593.76		\$ 5,593.76
Contingency Fund		\$ 10,883.30	\$ 10,883.30
<b>Total Equity</b>	\$ 5,593.76	\$ 10,883.30	\$ 16,477.06
			\$ 0.00
<b>Total Liabilities &amp; Equity</b>	\$ 6,391.76	\$ 10,883.30	\$ 17,275.06



Growth of Cash Available over last 10 years

NOTES ON FINANCIALS

- We use basic Cash accounting but for the purposes of a proper report I made adjustments to reflect the true picture of our two funds rather than just the bank account balances.
  - ASSETS are the totals in the 2 bank accounts at year end.
  - LIABILITIES include 4 months of strata fees which were prepaid for next year. They will be added to the Activity Report for next year.
  - FUND EQUITY reflects the total in each of our 2 funds as of October 31st.
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- In the Statement of Activities the Lumber prices and adjustments to the scope of the project lead to the Special Projects to be over by \$4,000.
  - Overall we did miss our target by just over \$1,823.
  - Interest income from GIC of \$88.99 is the only statement of activity for the contingency so it is shown in the "Changes in Fund Balances" table only. It was in the budget however, under "Other" in the Income category.

Statement of Activity for Operations

	Current Year	2020 Budget	Previous Year	2019
Strata	\$ 14,805	\$ 14,805	\$ 14,805	\$ 14,805
Interest	\$ 0	\$ 5	\$ 0	\$ 5
Other	\$ 0	\$ 100	\$ 233	\$ 214
Special Projects	\$ 0	\$ 0	\$ 6,000	\$ 0
<b>TOTAL INCOME</b>	\$ 14,805	\$ 14,910	\$ 21,038	\$ 15,024

Landscaping	\$ 3,489	\$ 2,500	\$ 2,684	\$ 2,195
Maintenance	\$ 856	\$ 4,000	\$ 3,356	\$ 3,756
Bank Charges	\$ 89	\$ 120	\$ 111	\$ 137
Insurance	\$ 5,493	\$ 5,493	\$ 5,031	\$ 4,766
Hydro	\$ 174	\$ 197	\$ 188	\$ 192
Special Projects	\$ 5,127	\$ 1,100	\$ 17,600	\$ 8,334
Capital Purchases	\$ 0	\$ 0	\$ 0	\$ 325
<b>TOTAL EXPENSES</b>	\$ 15,228	\$ 13,410	\$ 28,970	\$ 19,706

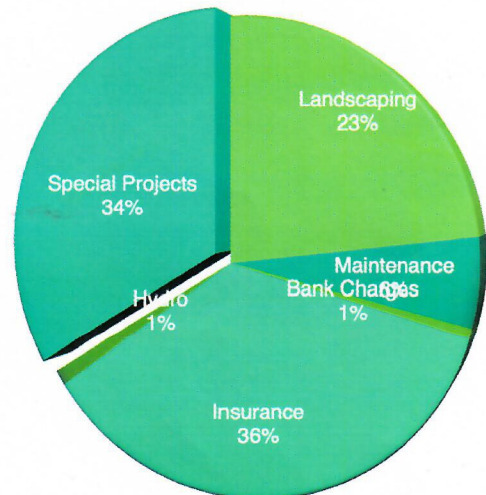
<b>Net Gain (Loss)</b>	\$ (423)	\$ 1,500	\$ (7,932)	\$ (4,681)
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Changes in Fund Balances

	Operations	Contingency	Total
Balance at Start of Year	\$ 7,516.51	\$ 9,294.31	\$ 16,811
Net Income (loss)	\$ (422.75)	\$ 88.99	\$ (334)
Fund Movement*	\$ (1,500.00)	\$ 1,500.00	\$ 0
Balance at End of Year	\$ 5,593.76	\$ 10,883.30	\$ 16,477

\* see note 3

Visual Representation of Expenses



**2021 PROPOSED BUDGET**

	2022 Budget	2021 Actuals	2020 Actuals
<b>Strata</b>	\$ 14,805	\$ 15,603	\$ 14,805
<b>Interest</b>	\$ 0	\$ 0	\$ 0
<b>Other</b>	\$ 95	\$ 89	\$ 233
<b>Special Levies</b>		\$ 0	\$ 6,000
<b>TOTAL INCOME</b>	<b>\$ 14,900</b>	<b>\$ 15,692</b>	<b>\$ 21,038</b>

<b>Landscaping</b>	\$ 3,000	\$ 3,489	\$ 2,684
<b>Maintenance</b>	\$ 4,400	\$ 856	\$ 3,356
<b>Bank Charges</b>	\$ 100	\$ 89	\$ 111
<b>Insurance</b>	\$ 5,700	\$ 5,493	\$ 5,031
<b>Hydro</b>	\$ 200	\$ 174	\$ 188
<b>Special Projects</b>	\$ 0	\$ 5,127	\$ 17,600
<b>Capital Purchases</b>	\$ 0	\$ 0	\$ 0
<b>TOTAL EXPENSES</b>	<b>\$ 13,400</b>	<b>\$ 15,228</b>	<b>\$ 28,970</b>

<b>Net Gain (Loss)</b>	<b>\$ 1,500</b>	<b>\$ 464</b>	<b>\$ (7,932)</b>
<b>Transfer from (to) Contingency</b>	<b>\$ (1,500)</b>	<b>\$ 1,282.15</b>	
<b>Net Balance</b>	<b>\$ 0</b>	<b>\$ 1,746</b>	

Items to consider for the 2021 Budget

Amt	Note