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Beechwood Shores POA Inc
PO Box 1103
Moneta VA 24121

To the Board of Directors of
Beechwood Shores POA Inc

The Board is responsible for the accompanying financial statements of Beechwood Shores POA, which comprise the balance sheet and profit and loss statement in tax basis for April 30, 2023 and the four months then ended as well as the related bank activity and expense detail reports for the month. We have performed a compilation engagement in accordance with Statements on Standards for Accounting and Review Services promulgated by the Accounting and Review Services Committee of the AICPA. We did not audit or review the financial statements nor were we required to perform any procedures to verify the accuracy or completeness of the information provided by management. Accordingly, we do not express an opinion, a conclusion nor provide any form of assurance on these financial statements.

The financial statements are prepared in accordance with the tax basis of accounting, which is a basis of accounting other than accounting principles generally accepted in the United States of America

The board has elected to omit disclosures ordinarily included in financial statements prepared in accordance with cash basis accounting. If the omitted disclosures were included in the financial statements, they might influence the user's conclusions about the Organization's assets, liabilities, equity, income, and expenses. Accordingly, the financial statements are not designed for those who are not informed about such matters.

We are not independent with respect to this client.

Kimberly H. Reese, CPA

Moneta, Virginia

May 3, 2023

Beechwood Shores POA, INC.
Balance Sheet
 As of April 30, 2023

	Apr 30, 23
ASSETS	
Current Assets	
Checking/Savings	
1050 · Atlantic Union Checking (5832)	52,017.64
1051 · Atlantic Union MM (5248)	37,760.41
1250 · Reserve Funds	
1250-1 · Savings (0321)	50,247.52
Total 1250 · Reserve Funds	50,247.52
Total Checking/Savings	140,025.57
Total Current Assets	140,025.57
Fixed Assets	
1300 · Fixed Assets	
1301 · Buildings & Improvements	4,464.33
1309 · Equipment Pool Filter System	19,619.15
1311 · Resurface Pool Area	59,322.72
1313 · Meadow Fence Replaced	3,700.00
1315 · EPA Pool Project	6,794.00
1317 · Ice Machine 06-08	1,928.00
1319 · Clubhouse	119,082.00
1321 · Clubhouse Furniture & Fixtures	15,793.00
1323 · CH Tennis Courts	14,684.00
1325 · Parking Lot	2,000.00
1330 · CH Game Table	1,552.00
1334 · Basketball Equipment	916.00
Total 1300 · Fixed Assets	249,855.20
Accumulated Depreciation	
1310 · Accum Depr-Equipment	-13,829.25
1312 · Accum Depr-Pool Area	-8,700.00
1314 · Accum Depr-Meadow Fence	-2,775.00
1316 · Accum Depr-EPA Pool Project	-3,057.00
1320 · Accum Depr-Clubhouse	-110,361.00
1322 · Accum Depr-Clubhouse Furn&Fixtu	-15,793.00
1324 · Accum Depr CH Tennis Courts	-14,684.00
1326 · Accum Depr-Parking Paving	-2,000.00
Total Accumulated Depreciation	-171,199.25
Total Fixed Assets	78,655.95
TOTAL ASSETS	218,681.52
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Credit Cards	
2002 · Union Credit Card (9138)	231.75
Total Credit Cards	231.75
Total Current Liabilities	231.75
Total Liabilities	231.75
Equity	
3900 · Retained Earnings	179,634.05
Net Income	38,815.72
Total Equity	218,449.77
TOTAL LIABILITIES & EQUITY	218,681.52

Beechwood Shores POA, INC.
Profit & Loss
 April 2023

	Apr 23	Jan - Apr 23
Ordinary Income/Expense		
Income		
4000 · Dues		
4010 · Improved Lots	3,708.00	50,264.00
4020 · Unimproved Lots	2,070.00	16,140.00
Total 4000 · Dues	5,778.00	66,404.00
4040 · Interest	11.63	33.01
4070 · Interest & Late Fees (A/R)	303.96	303.96
4090 · Clubhouse Rent	0.00	-50.00
4110 · Landfill Keys	0.00	50.00
Total Income	6,093.59	66,740.97
Expense		
6000 · Utilities		
6010 · Electricity	172.41	942.93
6030 · Internet	75.80	278.20
6040 · Water	57.40	233.91
Total 6000 · Utilities	305.61	1,455.04
6090 · Contract Services		
6091 · Grounds Maintenance	1,299.58	5,198.32
6090-8 · Professional Fees		
6090-11 · Accounting fees	526.25	2,188.75
Total 6090-8 · Professional Fees	526.25	2,188.75
Total 6090 · Contract Services	1,825.83	7,387.07
6210 · Supplies		
6210-1 · Pool Supplies	231.75	231.75
6210-3 · Clubhouse Supplies	0.00	151.41
Total 6210 · Supplies	231.75	383.16
6300 · Office & Admin Expenses		
6440 · Insurance	0.00	2,760.08
6060 · Tax & License Fees	55.00	55.00
6300-2B · Website Fees	0.00	152.99
6300-1 · Postage	0.00	126.00
6300-2 · Office Supplies	95.97	205.33
6300-4 · Bank Charges	0.00	1.44
Total 6300 · Office & Admin Expenses	150.97	3,300.84
6500 · Budgeted Projects		
6500-16 · Clubhouse Improvements	0.00	399.14
Total 6500 · Budgeted Projects	0.00	399.14
Total Expense	2,514.16	12,925.25
Net Ordinary Income	3,579.43	53,815.72
Other Income/Expense		
Other Expense		
7500-6 · Reserve Expenses	0.00	15,000.00
Total Other Expense	0.00	15,000.00
Net Other Income	0.00	-15,000.00
Net Income	3,579.43	38,815.72

Beechwood Shores POA, INC. Profit & Loss Budget Performance April 2023

	Apr 23	Budget	\$ Over Budget	Jan - Apr 23	YTD Budget	\$ Over Budget	Annual Budget
Ordinary Income/Expense							
Income							
4000 · Dues							
4010 · Improved Lots	3,708.00	0.00	3,708.00	50,264.00	51,196.00	-932.00	51,196.00
4020 · Unimproved Lots	2,070.00	0.00	2,070.00	16,140.00	17,787.00	-1,647.00	17,787.00
Total 4000 · Dues	5,778.00	0.00	5,778.00	66,404.00	68,983.00	-2,579.00	68,983.00
4040 · Interest	11.63	10.42	1.21	33.01	41.68	-8.67	125.00
4070 · Interest & Late Fees (A/R)	303.96	72.92	231.04	303.96	291.68	12.28	875.00
4090 · Clubhouse Rent	0.00	0.00	0.00	-50.00	0.00	-50.00	250.00
4110 · Landfill Keys	0.00	30.00	-30.00	50.00	120.00	-70.00	360.00
Total Income	6,093.59	113.34	5,980.25	66,740.97	69,436.36	-2,695.39	70,593.00
Expense							
6000 · Utilities							
6010 · Electricity	172.41	316.67	-144.26	942.93	1,266.68	-323.75	3,800.00
6030 · Internet	75.80	0.00	75.80	278.20	0.00	278.20	0.00
6040 · Water	57.40	125.00	-67.60	233.91	500.00	-266.09	1,500.00
Total 6000 · Utilities	305.61	441.67	-136.06	1,455.04	1,766.68	-311.64	5,300.00
6090 · Contract Services							
6091 · Grounds Maintenance	1,299.58	1,299.58	0.00	5,198.32	5,198.32	0.00	15,595.00
6090-5 · Pest Control	0.00	332.00	-332.00	0.00	332.00	-332.00	332.00
6090-8 · Professional Fees							
6090-11 · Accounting fees	526.25	583.33	-57.08	2,188.75	2,333.32	-144.57	7,000.00
6090-12 · Legal fees	0.00	166.67	-166.67	0.00	666.68	-666.68	2,000.00
6090-13 · Tax preparation	0.00	300.00	-300.00	0.00	300.00	-300.00	300.00
Total 6090-8 · Professional Fees	526.25	1,050.00	-523.75	2,188.75	3,300.00	-1,111.25	9,300.00
Total 6090 · Contract Services	1,825.83	2,681.58	-855.75	7,387.07	8,830.32	-1,443.25	25,227.00
6210 · Supplies							
6210-1 · Pool Supplies	231.75	0.00	231.75	231.75	0.00	231.75	2,900.00
6210-2 · Grounds Supplies	0.00	150.00	-150.00	0.00	150.00	-150.00	600.00
6210-3 · Clubhouse Supplies	0.00	116.67	-116.67	151.41	466.68	-315.27	1,400.00
6210-5 · Landfill Keys	0.00	3.33	-3.33	0.00	13.32	-13.32	40.00
6210-6 · Other Supplies	0.00	41.67	-41.67	0.00	166.68	-166.68	500.00
Total 6210 · Supplies	231.75	311.67	-79.92	383.16	796.68	-413.52	5,440.00
6300 · Office & Admin Expenses							
6440 · Insurance	0.00	226.67	-226.67	2,760.08	906.68	1,853.40	2,720.00
6060 · Tax & License Fees	55.00	0.00	55.00	55.00	0.00	55.00	105.00
6300-2B · Website Fees	0.00	131.00	-131.00	152.99	131.00	21.99	131.00
6300-6 · Pool Card Expenses	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6300-1 · Postage	0.00	0.00	0.00	126.00	250.00	-124.00	500.00
6300-2 · Office Supplies	95.97	6.25	89.72	205.33	25.00	180.33	75.00
6300-3 · Copies	0.00	4.17	-4.17	0.00	16.68	-16.68	50.00
6300-4 · Bank Charges	0.00	0.00	0.00	1.44	0.00	1.44	0.00
Total 6300 · Office & Admin Expenses	150.97	368.09	-217.12	3,300.84	1,329.36	1,971.48	3,581.00
6500 · Budgeted Projects							
6501 · Repairs and Maintenance							
6500-1 · Landfill Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	500.00
6500-2 · Grounds	0.00	1,500.00	-1,500.00	0.00	1,500.00	-1,500.00	6,000.00
6500-3 · Pool Maint & Outdoor Furniture	0.00	0.00	0.00	0.00	0.00	0.00	3,000.00
6500-15 · Trails Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	300.00
Total 6501 · Repairs and Maintenance	0.00	1,500.00	-1,500.00	0.00	1,500.00	-1,500.00	9,800.00
6500-16 · Clubhouse Improvements	0.00			399.14			
Total 6500 · Budgeted Projects	0.00	1,500.00	-1,500.00	399.14	1,500.00	-1,100.86	9,800.00
7500 · Statutory Reserve Contribution	0.00	0.00	0.00	0.00	0.00	0.00	20,000.00
Total Expense	2,514.16	5,303.01	-2,788.85	12,925.25	14,223.04	-1,297.79	69,348.00
Net Ordinary Income	3,579.43	-5,189.67	8,769.10	53,815.72	55,213.32	-1,397.60	1,245.00
Other Income/Expense							
Other Expense							
7500-6 · Reserve Expenses	0.00	0.00	0.00	15,000.00	0.00	15,000.00	0.00
Total Other Expense	0.00	0.00	0.00	15,000.00	0.00	15,000.00	0.00
Net Other Income	0.00	0.00	0.00	-15,000.00	0.00	-15,000.00	0.00
Net Income	3,579.43	-5,189.67	8,769.10	38,815.72	55,213.32	-16,397.60	1,245.00

2:34 PM

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Cash Basis

Beechwood Shores POA, INC.

Expense Detail By Account

April 2023

Date	Num	Name	Memo	Paid Amount
6000 · Utilities				
6010 · Electricity				
04/24/2023	debit	Appalachian Power Co	024-828-686-0-7	16.49
04/24/2023	debit	Appalachian Power Co	028-880-021-0-8	155.92
Total 6010 · Electricity				172.41
6030 · Internet				
04/15/2023	debit	Comcast Xfinity	Internet Service Fee	75.80
Total 6030 · Internet				75.80
6040 · Water				
04/12/2023		Bedford Regional Water Authority	2/17-3/20	57.40
Total 6040 · Water				57.40
Total 6000 · Utilities				305.61
6090 · Contract Services				
6091 · Grounds Maintenance				
04/14/2023	4420	S&J Maintenance	Monthly Services	1,299.58
Total 6091 · Grounds Maintenance				1,299.58
6090-8 · Professional Fees				
6090-11 · Accounting fees				
04/06/2023	3410	JKG Accounting	March Services	526.25
Total 6090-11 · Accounting fees				526.25
Total 6090-8 · Professional Fees				526.25
Total 6090 · Contract Services				1,825.83
6210 · Supplies				
6210-1 · Pool Supplies				
04/01/2023		Lowe's	3/27	47.36
04/04/2023		Lowe's	Pool & Pool Deck Cleaner	76.62
04/13/2023		Walmart	Pool Cleaner	31.98
04/14/2023		O'Reilly Auto Parts	Brushes to clean side walls of pool	23.14
04/17/2023		Walmart	Pool Cleaner	52.65
Total 6210-1 · Pool Supplies				231.75
Total 6210 · Supplies				231.75
6300 · Office & Admin Expenses				
6060 · Tax & License Fees				
04/20/2023	ACH	VA Department of Taxation	2022 Income Tax	55.00
Total 6060 · Tax & License Fees				55.00
6300-2 · Office Supplies				
04/17/2023	Debit	Deluxe Business System	Deposit Slips	95.97
Total 6300-2 · Office Supplies				95.97
Total 6300 · Office & Admin Expenses				150.97
TOTAL				2,514.16

2:34 PM
05/03/23

Beechwood Shores POA, INC.
Bank Account Detail
As of April 30, 2023

Date	Num	Name	Memo	Debit	Credit	Balance
1050 · Atlantic Union Checking (5832)						48,306.28
04/05/2023			Deposit	1,564.50		49,870.78
04/06/2023	debit	Cardmember Service	Closing Date: 3/23		80.89	49,789.89
04/06/2023	4415	JKG Accounting	March Services		526.25	49,263.64
04/06/2023	4416	2040 - Maddox, Jimmy	Refund: Overpayment of 2023 Dues		3.00	49,260.64
04/06/2023	4417	4001 - Owens, David- Wel...	Refund: Overpayment of 2023 Dues		0.90	49,259.74
04/06/2023	4418	4002 - Owens, David	Refund: Overpayment of 2023 Dues		3.40	49,256.34
04/12/2023	4419	Bedford Regional Water A...	Acct# 00300636-01		57.40	49,198.94
04/13/2023			Deposit	1,486.70		50,685.64
04/13/2023			Deposit	304.00		50,989.64
04/14/2023	4420	S&J Maintenance	Monthly Services		1,299.58	49,690.06
04/15/2023	debit	Comcast Xfinity	Internet Service Fee		75.80	49,614.26
04/17/2023	Debit	Deluxe Business System	Deposit Slips		95.97	49,518.29
04/19/2023			Deposit	864.60		50,382.89
04/20/2023			Deposit	996.96		51,379.85
04/20/2023	ACH	VA Department of Taxation	2022 Income Tax		55.00	51,324.85
04/24/2023	debit	Appalachian Power Co			16.49	51,308.36
04/24/2023	debit	Appalachian Power Co			155.92	51,152.44
04/27/2023			Deposit	432.60		51,585.04
04/27/2023			Deposit	432.60		52,017.64
Total 1050 · Atlantic Union Checking (5832)				6,081.96	2,370.60	52,017.64
1250 · Reserve Funds						50,243.39
1250-1 · Savings (0321)						50,243.39
04/30/2023			Interest	4.13		50,247.52
Total 1250-1 · Savings (0321)				4.13	0.00	50,247.52
Total 1250 · Reserve Funds				4.13	0.00	50,247.52
TOTAL				6,086.09	2,370.60	102,265.16