

C/O CREATIVE MANAGEMENT CO.
8323 SOUTHWEST FRWY., STE. 330
HOUSTON TX 77074

	ENDING BALANCE	TOTAL	
ASSETS			
CURRENT ASSETS			
1105	BANC OF CALIFORNIA OPERATING ACCOUNT	251,086.78	
1126	ALLIANCE ASSOCIATION BANK	25,273.29	
1152	CAPITAL ONE BANK	25,089.61	
	TOTAL CURRENT ASSETS		301,449.68
RESERVES			
1970	MORGAN STANLEY CERTIFICATE 07/03/25	100,000.00	
1970	MORGAN STANLEY CERTIFICATE 09/25/25	75,000.00	
1970	MORGAN STANLEY MONEY MARKET	175,268.40	
	TOTAL RESERVES		350,268.40
	TOTAL ASSETS		651,718.08
LIABILITIES AND CAPITAL			
CAPITAL			
3910	RETAINED EARNINGS	15,039.13	
3915	RESERVE- CONTINGENCY	605,404.32	
	CURRENT INCOME	31,274.63	
	TOTAL CAPITAL		651,718.08
	TOTAL LIABILITIES/CAPITAL		651,718.08

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SOURCES & USES OF FUNDS

RETAINED EARNINGS (180.00)

TOTALS (180.00)

RECAP OF CASH FLOW

BEGINNING CASH 620,623.45

NET INCOME FROM OPERATIONS 31,274.63

NET SOURCE/USE FROM ABOVE (180.00)

ENDING CASH 651,718.08

CASH ACCOUNT

BANC OF CALIFORNIA OPERATING A 251,086.78

ALLIANCE ASSOCIATION BANK 25,273.29

CAPITAL ONE BANK 25,089.61

MORGAN STANLEY WEALTH MGMT 350,268.40

651,718.08

THE BARCLAY OWNERS ASSOCIATION, INC.
STATEMENT OF OPERATIONS VARIANCE
01/31/2025

C/O CREATIVE MANAGEMENT CO.
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HOUSTON TX 77074

ACCT	M-T-D ACTUAL	MTD BUDGET	VARIANCE	Y-T-D ACTUAL	Y-T-D BUDGET	VARIANCE	ANNUAL BUDGET	BUDGET REMAINING
INCOME								
4100 ASSESSMENTS	246,153.75	242,928	3,225.75	246,153.75	242,928	3,225.75	2,915,136	(2,668,982.25)
4225 FEES/COLLECTIONS	120.00	0	120.00	120.00	0	120.00	0	120.00
4250 FINE/DAMAGE	0.00	200	(200.00)	0.00	200	(200.00)	2,400	(2,400.00)
4300 INTEREST	279.83	200	79.83	279.83	200	79.83	2,400	(2,120.17)
4350 KEYS/CARDS/REMOTES	229.00	130	99.00	229.00	130	99.00	1,560	(1,331.00)
4400 LATE CHARGE	400.00	600	(200.00)	400.00	600	(200.00)	7,200	(6,800.00)
4420 LAUNDRY INCOME	1,421.81	333	1,088.81	1,421.81	333	1,088.81	4,000	(2,578.19)
4440 LEASE INCOME CLEAR CHANNEL	0.00	292	(292.00)	0.00	292	(292.00)	3,504	(3,504.00)
4450 LEGAL	325.00	600	(275.00)	325.00	600	(275.00)	7,200	(6,875.00)
4455 MOVE IN/OUT FEE	175.00	50	125.00	175.00	50	125.00	600	(425.00)
4573 PAYMENT AGREEMENT	(25.00)	0	(25.00)	(25.00)	0	(25.00)	0	(25.00)
4610 SALE PACKET	1,200.00	675	525.00	1,200.00	675	525.00	8,100	(6,900.00)
TOTAL INCOME	250,279.39	246,008	4,271.39	250,279.39	246,008	4,271.39	2,952,100	(2,701,820.61)
OPERATING EXPENSES								
MAINTENANCE & REPAIRS								
5005 A/C & HEATING	3,230.66	3,334	103.34	3,230.66	3,334	103.34	40,008	36,777.34
5010 ACCESS DOOR REPAIRS	0.00	167	167.00	0.00	167	167.00	2,004	2,004.00
5015 ACCESS GATE REPAIRS	80.00	209	129.00	80.00	209	129.00	2,508	2,428.00
5018 AWNINGS	0.00	167	167.00	0.00	167	167.00	2,004	2,004.00
5023 BRICK & MASONRY	0.00	250	250.00	0.00	250	250.00	3,000	3,000.00
5025 BUILDING	6,835.75	4,167	(2,668.75)	6,835.75	4,167	(2,668.75)	50,004	43,168.25
5033 CARPET CLEANING	657.99	1,250	592.01	657.99	1,250	592.01	15,000	14,342.01
5035 CARPET & FLOOR TILE	0.00	167	167.00	0.00	167	167.00	2,004	2,004.00
5045 ELECTRICAL	0.00	584	584.00	0.00	584	584.00	7,008	7,008.00
5050 ELEVATORS	468.87	1,000	531.13	468.87	1,000	531.13	12,000	11,531.13
5075 FENCES	0.00	84	84.00	0.00	84	84.00	1,008	1,008.00
5080 FIRE ALARMS & PREVENTION	0.00	834	834.00	0.00	834	834.00	10,008	10,008.00
5081 FLAG REPLACEMENT	0.00	44	44.00	0.00	44	44.00	528	528.00
5100 GUTTERS	0.00	834	834.00	0.00	834	834.00	10,008	10,008.00
5108 IRRIGATION	0.00	125	125.00	0.00	125	125.00	1,500	1,500.00
5110 KEYS & LOCKS	140.58	250	109.42	140.58	250	109.42	3,000	2,859.42
5115 LANDSCAPING	0.00	834	834.00	0.00	834	834.00	10,008	10,008.00
5117 LANDSCAPE COMMITTEE	0.00	417	417.00	0.00	417	417.00	5,004	5,004.00
5120 LIGHTING	0.00	417	417.00	0.00	417	417.00	5,004	5,004.00
5125 MISCELLANEOUS	0.00	10	10.00	0.00	10	10.00	120	120.00
5130 MULCHING	0.00	34	34.00	0.00	34	34.00	408	408.00
5135 PAINTING & S/R - INTERIOR	267.60	542	274.40	267.60	542	274.40	6,504	6,236.40
5140 PLUMBING	17,587.63	6,667	(10,920.63)	17,587.63	6,667	(10,920.63)	80,004	62,416.37
5145 POOL FURNITURE	0.00	42	42.00	0.00	42	42.00	504	504.00
5150 POOL REPAIR & SUPPLIES	0.00	417	417.00	0.00	417	417.00	5,004	5,004.00
5160 PROFESSIONAL SERVICE	0.00	334	334.00	0.00	334	334.00	4,008	4,008.00
5165 ROOF REPAIRS	0.00	1,667	1,667.00	0.00	1,667	1,667.00	20,004	20,004.00
5170 SALARIES	27,595.95	29,153	1,557.05	27,595.95	29,153	1,557.05	352,011	324,415.05
5171 SALARIES - OVERTIME	285.52	417	131.48	285.52	417	131.48	5,004	4,718.48
5175 SIGNS	0.00	42	42.00	0.00	42	42.00	504	504.00
5185 SUPPLIES	1,082.06	834	(248.06)	1,082.06	834	(248.06)	10,008	8,925.94
5197 TREES	3,200.00	1,667	(1,533.00)	3,200.00	1,667	(1,533.00)	20,004	16,804.00
5200 TOOLS & EQUIPMENT	148.28	334	185.72	148.28	334	185.72	4,008	3,859.72
TOTAL MAINTENANCE & REPAIRS	61,580.89	57,294	(4,286.89)	61,580.89	57,294	(4,286.89)	689,703	628,122.11
CONTRACT SERVICES EXPENSES								
5310 CABLE CONTRACT	13,927.93	13,069	(858.93)	13,927.93	13,069	(858.93)	156,828	142,900.07
5315 ELEVATOR CONTRACT	16,632.00	1,303	(15,329.00)	16,632.00	1,303	(15,329.00)	15,636	(996.00)
5320 EXTERMINATING CONTRACT	0.00	0	0.00	0.00	0	0.00	11,821	11,821.00
5322 MOSQUITO CONTROL	0.00	0	0.00	0.00	0	0.00	1,560	1,560.00
5325 EXTERMINATING CONTRACT-TERMI	0.00	0	0.00	0.00	0	0.00	1,501	1,501.00
5327 FIRE ALARM MONITORING	0.00	0	0.00	0.00	0	0.00	3,897	3,897.00
5330 LANDSCAPE CONTRACT	3,109.20	3,050	(59.20)	3,109.20	3,050	(59.20)	36,600	33,490.80
5340 POOL CONTRACT	1,380.19	1,275	(105.19)	1,380.19	1,275	(105.19)	15,300	13,919.81
5355 TRASH CONTRACT	6,355.40	4,195	(2,160.40)	6,355.40	4,195	(2,160.40)	50,340	43,984.60
5360 WATER TREATMENT CONTRACT	4,409.94	2,353	(2,056.94)	4,409.94	2,353	(2,056.94)	28,236	23,826.06
TOTAL CONTRACT SERVICES	45,814.66	25,245	(20,569.66)	45,814.66	25,245	(20,569.66)	321,719	275,904.34
INSURANCE EXPENSES								

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01/31/2025

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HOUSTON TX 77074

ACCT		M-T-D ACTUAL	MTD BUDGET	VARIANCE	Y-T-D ACTUAL	Y-T-D BUDGET	VARIANCE	ANNUAL BUDGET	BUDGET REMAINING
5401	ACCIDENT VOLUNTEERS	0.00	0	0.00	0.00	0	0.00	300	300.00
5402	BOILER & MACHINERY	359.64	0	(359.64)	359.64	0	(359.64)	4,065	3,705.36
5405	DIRECTORS & OFFICERS	478.88	0	(478.88)	478.88	0	(478.88)	5,412	4,933.12
5415	FLOOD	0.00	0	0.00	0.00	0	0.00	61,980	61,980.00
5417	GENERAL LIABILITY	974.29	0	(974.29)	974.29	0	(974.29)	11,010	10,035.71
5425	OTHER INSURANCE	5,302.30	5,332	29.70	5,302.30	5,332	29.70	66,164	60,861.70
5427	PROPERTY CASUALTY	53,391.34	0	(53,391.34)	53,391.34	0	(53,391.34)	574,640	521,248.66
5435	UMBRELLA	291.30	0	(291.30)	291.30	0	(291.30)	3,293	3,001.70
5440	WORKER'S COMPENSATION	0.00	459	459.00	0.00	459	459.00	5,508	5,508.00
	TOTAL INSURANCE EXPENSES	60,797.75	5,791	(55,006.75)	60,797.75	5,791	(55,006.75)	732,372	671,574.25
	GENERAL & ADMINISTRATIVE								
5505	ACCOUNTING/AUDITS	201.67	150	(51.67)	201.67	150	(51.67)	6,300	6,098.33
5510	ANSWERING SERVICE	258.72	667	408.28	258.72	667	408.28	8,004	7,745.28
5515	BANK CHARGES	60.57	75	14.43	60.57	75	14.43	900	839.43
5530	LEGAL-CORPORATE	385.00	700	315.00	385.00	700	315.00	8,400	8,015.00
5535	LEGAL-INDIVIDUAL	1,045.00	600	(445.00)	1,045.00	600	(445.00)	7,200	6,155.00
5540	MANAGEMENT FEE	3,945.00	3,945	0.00	3,945.00	3,945	0.00	47,340	43,395.00
5545	MISC ADMINISTRATIVE	54.99	250	195.01	54.99	250	195.01	3,000	2,945.01
5550	MEETING EXPENSE	0.00	84	84.00	0.00	84	84.00	1,008	1,008.00
5551	MILEAGE EXPENSE	110.70	75	(35.70)	110.70	75	(35.70)	900	789.30
5554	OFFICE EQUIPMENT	1,683.75	667	(1,016.75)	1,683.75	667	(1,016.75)	8,004	6,320.25
5555	OFFICE SUPPLIES&PRINTING	385.53	292	(93.53)	385.53	292	(93.53)	3,504	3,118.47
5562	POSTAGE	443.15	292	(151.15)	443.15	292	(151.15)	3,504	3,060.85
5565	PERMITS	639.15	586	(53.22)	639.15	586	(53.22)	10,535	9,895.78
5570	SALARIES	8,833.44	9,064	230.56	8,833.44	9,064	230.56	109,618	100,784.56
5580	UNIFORMS	0.00	125	125.00	0.00	125	125.00	1,500	1,500.00
5586	WEBSITE	0.00	84	84.00	0.00	84	84.00	1,008	1,008.00
	TOTAL GEN'L & ADMINISTRATIVE	18,046.67	17,656	(390.74)	18,046.67	17,656	(390.74)	220,725	202,678.26
5605	ELECTRICITY	0.00	18,245	18,245.00	0.00	18,245	18,245.00	274,726	274,726.00
5610	GAS	3,705.20	3,225	(480.20)	3,705.20	3,225	(480.20)	36,542	32,836.80
5615	WATER & SEWER	21,089.38	18,890	(2,199.38)	21,089.38	18,890	(2,199.38)	276,564	255,474.62
5620	TELEPHONE	4,332.46	2,500	(1,832.46)	4,332.46	2,500	(1,832.46)	30,000	25,667.54
5625	INTERNET	769.88	1,040	270.12	769.88	1,040	270.12	12,480	11,710.12
	TOTAL UTILITIES	29,896.92	43,900	14,003.08	29,896.92	43,900	14,003.08	630,312	600,415.08
	TAX EXPENSES								
5710	EMPLOYER FICA	2,558.69	2,924	365.31	2,558.69	2,924	365.31	35,319	32,760.31
5730	UNEMPLOYMENT TAX	309.18	88	(221.18)	309.18	88	(221.18)	1,056	746.82
	TOTAL TAXES	2,867.87	3,012	144.13	2,867.87	3,012	144.13	36,375	33,507.13
	TOTAL OPERATING EXPENSES	219,004.76	152,898	(66,106.83)	219,004.76	152,898	(66,106.83)	2,631,206	2,412,201.17
	CAPITAL IMPROVEMENTS								
6010	RESERVES	0.00	25,907	25,907.00	0.00	25,907	25,907.00	310,886	310,886.00
6032	BALCONY	0.00	834	834.00	0.00	834	834.00	10,008	10,008.00
	TOTAL CAPITAL IMPROVEMENTS	0.00	26,741	26,741.00	0.00	26,741	26,741.00	320,894	320,894.00
	TOTAL EXPENSES	219,004.76	179,639	(39,365.83)	219,004.76	179,639	(39,365.83)	2,952,100	2,733,095.17
	TOTAL EXPENSES	219,004.76	179,639	(39,365.83)	219,004.76	179,639	(39,365.83)	2,952,100	2,733,095.17
	NET INCOME/(LOSS)	31,274.63	66,369	(35,094.44)	31,274.63	66,369	(35,094.44)	0	31,274.56

C/O CREATIVE MANAGEMENT CO.
8323 SOUTHWEST FRWY., STE. 330
HOUSTON TX 77074

	LAST												
	Jan	Jan	Dec	Nov	Oct	Sep	Aug	Jul	Jun	May	Apr	Mar	Feb
INCOME													
ASSESSMENTS	221,374	246,154	229,730	231,494	228,428	223,075	230,485	239,540	207,066	239,990	279,843	231,951	209,401
ELECTRIC REPAIR	0	0	0	340	0	0	0	0	0	0	0	0	0
FEE/COLLECTIONS	30	120	(75)	90	(45)	(75)	120	(90)	120	(105)	75	(45)	45
FINE/DAMAGE	1,700	0	3,699	600	0	200	200	0	0	0	1,453	900	8,166
INTEREST	86	280	344	369	619	801	797	859	907	924	5,409	53	60
KEYS/CARDS/REMOTES	80	229	0	214	241	0	80	62	100	137	65	175	40
LATE CHARGE	350	400	700	850	500	950	1,350	300	1,024	500	1,876	800	550
LAUNDRY INCOME	0	1,422	0	1,285	0	0	2,295	0	0	0	990	1,212	0
LEASE INCOME CLEAR CHANNE	0	0	0	0	500	0	425	300	300	900	100	0	100
LEGAL	0	325	500	740	345	675	425	0	675	0	1,355	875	2,312
MOVE IN/OUT FEE	0	175	0	25	125	0	300	75	50	300	75	25	75
NSF CHARGE	0	0	0	0	0	25	0	0	0	0	0	25	0
OTHER	0	0	50	0	0	0	(100)	0	0	0	0	0	0
PLUMBING REPAIR INCOME	0	0	0	0	0	0	0	0	0	(260)	260	0	0
PARKING INCOME	0	0	0	0	0	0	375	0	0	0	0	0	0
PAYMENT AGREEMENT	25	(25)	50	25	0	(150)	150	0	(25)	0	25	(76)	101
SALE PACKET	300	1,200	0	300	1,500	0	900	900	600	600	600	600	0
TRANSFER FEE	0	0	0	0	0	(350)	100	250	0	(175)	(425)	0	(50)
TOTAL INCOME	223,945	250,279	234,998	236,332	232,212	225,150	237,902	242,195	210,817	242,811	291,701	236,495	220,800
OPERATING EXPENSES													
MAINTENANCE & REPAIRS													
A/C & HEATING	2,361	3,231	4,509	4,902	7,527	2,145	11,755	4,867	528	2,466	8,187	2,103	13,253
ACCESS DOOR REPAIRS	332	0	0	0	0	0	996	0	80	241	0	0	417
ACCESS GATE REPAIRS	0	80	80	80	0	1,743	0	0	0	0	0	0	0
AWNINGS	0	0	0	0	6,495	0	0	0	0	0	0	0	0
BUILDING	2,136	6,836	1,255	14,153	2,280	1,305	6,798	5,968	3,596	586	6,805	2,586	1,936
CARPET CLEANING	271	658	9,475	3,622	1,051	0	1,164	0	381	477	0	0	1,636
CARPET & FLOOR TILE	0	0	0	0	0	0	0	763	0	0	0	541	0
ELECTRICAL	140	0	0	653	340	843	0	0	297	406	390	2,307	0
ELEVATORS	0	469	1,466	0	3,349	78	0	1,832	2,686	868	0	0	0
FENCES	0	0	0	0	0	0	237	0	0	0	0	0	0
FIRE ALARMS & PREVENTION	0	0	0	411	0	411	1,624	0	3,897	0	1,061	0	0
GUTTERS	0	0	0	0	0	0	4,632	0	0	1,875	0	4,596	0
KEYS & LOCKS	0	141	0	272	0	53	661	140	1,316	0	0	183	168
LANDSCAPING	0	0	0	0	433	0	0	1,543	0	1,550	4,285	3,704	1,054
LANDSCAPE COMMITTEE	0	0	2,056	0	0	0	0	0	0	0	0	0	0
LIGHTING	11	0	0	0	0	0	665	0	262	0	108	1,023	486
MISCELLANEOUS	14	0	0	263	0	0	0	0	0	24	0	0	10
MULCHING	0	0	0	0	0	0	0	0	0	0	0	374	0
PAINTING & S/R - INTERIOR	317	268	0	944	113	382	599	798	887	574	547	131	373
PLUMBING	6,326	17,588	5,532	11,016	2,700	(1,208)	7,858	6,966	4,551	4,535	729	5,500	17,958
POOL FURNITURE	0	0	0	0	0	0	0	0	206	0	0	0	0
POOL REPAIR & SUPPLIES	0	0	0	157	517	29	368	0	0	115	0	0	0
PROFESSIONAL SERVICE	0	0	0	550	0	0	0	0	0	0	0	0	0
ROOF REPAIRS	0	0	0	0	6,071	9,898	0	2,547	2,824	0	0	4,480	0
SALARIES	28,310	27,596	27,604	24,540	24,966	26,209	23,861	24,875	25,195	23,381	23,831	21,550	24,003
SALARIES - OVERTIME	784	286	1,163	565	651	999	1,016	1,364	957	917	0	56	60
SIGNS	62	0	0	0	0	110	0	0	0	0	0	263	290
SUPPLIES	1,371	1,082	1,002	1,142	759	1,675	2,396	188	480	273	1,016	1,273	798
TREES	0	3,200	0	0	3,950	0	4,200	0	0	650	13,220	0	0
TOOLS & EQUIPMENT	0	148	241	167	0	940	922	0	0	0	0	0	0
TOTAL MAINTENANCE & REPAI	42,434	61,581	54,382	63,438	61,203	45,613	69,753	51,851	48,143	38,939	60,178	50,670	62,441
CONTRACT SERVICES EXPENSES													
CABLE CONTRACT	13,097	13,928	26,332	97	13,263	13,263	13,069	13,097	13,097	13,097	13,097	13,194	13,097
ELEVATOR CONTRACT	15,632	16,632	0	0	0	0	0	0	0	0	0	0	0
EXTERMINATING CONTRACT	0	0	0	0	710	0	785	0	0	1,501	0	0	11,230
MOSQUITO CONTROL	0	0	95	0	175	215	175	(40)	175	175	135	0	0
EXTERMINATING CONTRACT-TE	0	0	0	215	0	0	0	0	0	0	0	0	0
LANDSCAPE CONTRACT	2,959	3,109	2,982	2,982	2,982	2,982	2,982	2,982	2,982	2,982	2,982	2,982	2,982
PATROL CONTRACT	14,259	0	0	0	0	2,719	8,534	2,908	2,908	11,602	5,815	7,269	7,198
POOL CONTRACT	1,380	1,380	1,380	1,380	1,380	1,380	1,687	1,380	1,380	1,380	1,380	1,380	1,380
TRASH CONTRACT	4,333	6,355	5,751	4,938	4,333	4,938	4,821	4,821	4,821	4,821	5,796	5,308	4,333
WATER TREATMENT CONTRACT	2,577	4,410	1,080	2,319	2,319	1,870	3,557	1,080	2,319	2,319	2,319	2,319	2,319
TOTAL CONTRACT SERVICES	54,237	45,815	37,620	11,931	25,162	27,367	35,610	26,227	27,681	37,876	31,524	32,452	42,538
INSURANCE EXPENSES													
ACCIDENT VOLUNTEERS	0	0	0	0	0	0	0	300	0	0	0	0	0
BOILER & MACHINERY	321	360	360	360	360	360	360	747	0	0	321	321	321
DIRECTORS & OFFICERS	928	479	479	479	479	479	479	994	0	0	928	928	928
FLOOD	0	0	0	0	0	0	43,777	18,203	0	0	0	0	0
GENERAL LIABILITY	922	974	974	974	974	974	974	2,023	0	0	922	922	922
OTHER INSURANCE	5,116	5,302	5,302	5,332	5,332	5,332	5,332	5,332	5,332	5,332	5,332	5,332	5,116
PROPERTY CASUALTY	47,874	53,391	53,391	53,391	53,391	53,391	53,391	110,855	0	0	47,874	47,874	47,874
UMBRELLA	259	291	291	291	291	291	291	605	0	0	259	259	259
WORKER'S COMPENSATION	0	0	0	0	0	0	0	6,452	(2,224)	0	0	0	0