



# Clearwood Community Association

## Accounting Manager's Report

*By Jennifer Heiner, CPA*

*Owner of Spidle Office Solutions*

### **Collections**

As of 03/31/2026, collections are at 65%, compared to 66% for the same period in 2025.

### **2026 Budget**

A budget development calendar has been created. Work has also begun on 2027 capital planning. Meetings will be scheduled with Finance Committee members and management to review, rank, and prioritize capital asset projects over the next three years. While the operating and capital budgets are prepared annually, capital planning requires a multi-year approach to ensure proper forecasting and funding of long-term projects.

### **2025 Financial Audit**

The audit has not yet been scheduled.

### **2026 Off-Site Reserve Study**

The reserve study has not yet been scheduled.

### **Other Activities**

Processed regular payroll.

Conducted an internal audit of payroll deductions to ensure accuracy.

Held weekly meetings with the General Manager regarding Clearwood operations.

Prepared month-end closing entries and financial reports.

Completed bank reconciliations through 03/31/2026.

