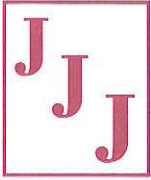


HIGH POINT HOMEOWNERS ASSOCIATION

REPORT

DECEMBER 31, 2014



John J. Jurcago, CPA LLC

10850 Pearl Road, Suite D-5, Strongsville, Ohio 44136 • (440) 846-9170 • Fax (440) 846-9515

INDEPENDENT ACCOUNTANTS' REPORT

High Point Homeowners Association
Strongsville, Ohio

At your request, I have applied the procedures enumerated below with respect to the accounting records of the High Point Homeowners Association for the year ended December 31, 2014. It is understood that this report is solely for your information and is not to be referred to for any purpose or distributed to anyone who is not a member of the High Point Homeowners Association. My procedures and findings are as follows:

1. Reconcile cash on deposit to the amounts on the Balance Sheet as of December 31, 2014.
2. Test dues and rental income for the 2014 year as stated on the statement of Budget vs. Actual Report.
3. Review disbursements for proper payment and classification during the 2014 year as stated on the statement of Budget vs. Actual Report.
4. Read accompanying unaudited financial Balance Sheet as of December 31, 2014 and Budget vs. Actual Report for the 2014 year then ended.

Because the procedures noted above do not constitute an audit made in accordance with U.S. generally accepted auditing standards, I do not express an opinion on any of the accounts or items referred to above. Additionally, because the procedures noted above do not constitute a compilation or review in accordance with Statements on Standards for Accounting and Review Services issued by the American Institute of Certified Public Accountants, I do not report on whether the standards are followed. In connection with the procedures referred to above, no matters came to my attention that caused me to believe that the specified accounts should be adjusted.

Had I performed additional procedures, made an audit of the financial statements in accordance with U.S. generally accepted auditing standards, or performed a compilation or review in accordance with Statements on Standards for Accounting and Review Services issued by the American Institute of Certified Public Accountants, matters might have come to my attention that would have been reported to you. This report relates only to the accounts specified above and does not extend to any financial statements of the High Point Homeowners Association taken as a whole.

John J. Jurcago, CPA LLC

August 30, 2015

Balance Sheet - As of 12/31/2014:2

(Includes unrealized gains)

As of 12/31/2014

1/1/2015

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Account	12/31/2014 Balance
ASSETS	
Cash and Bank Accounts	
Checking Account	4,228.29
Money Market Acct.	54,474.12
TOTAL Cash and Bank Accounts	58,702.41
TOTAL ASSETS	58,702.41
LIABILITIES	
Other Liabilities	
Dues Paid in Advance	100.00
Taxes Withheld	555.93
TOTAL Other Liabilities	655.93
TOTAL LIABILITIES	655.93
OVERALL TOTAL	58,046.48

Budget vs. Actual - 2014:9
 1/1/2014 through 12/31/2014 Using Budget 6

1/1/2015

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Category Description	1/1/2014 Actual	- Budget	12/31/2014 Difference
INCOME			
Clubhouse Rent	14,600.00	14,500.00	100.00
Dues - Current	212,200.28	209,220.00	2,980.28
Interest	57.97	500.00	-442.03
Other Inc	8.00	0.00	8.00
TOTAL INCOME	226,866.25	224,220.00	2,646.25
EXPENSES			
Actg Svcs	1,805.00	1,800.00	-5.00
Assoc Improv	2,678.11	3,000.00	321.89
Capital Projects	0.00	0.00	0.00
Club Operations	11,567.80	11,000.00	-567.80
Clubhouse Clean	4,462.71	5,600.00	1,137.29
Electricity	10,799.99	10,000.00	-799.99
Gas	8,735.33	8,500.00	-235.33
Groundskeeping - Contracts	50,371.78	50,000.00	-371.78
Groundskeeping - Other	25,171.00	15,000.00	-10,171.00
Insurance	10,510.00	10,000.00	-510.00
Legal+Bank Fees	461.73	500.00	38.27
Lifeguard Rent	190.00	500.00	310.00
Pool Management	47,162.80	48,000.00	837.20
Pool Rep+Equip	10,995.92	10,000.00	-995.92
Postage	1,469.75	1,800.00	330.25
Printing	1,562.74	1,500.00	-62.74
Real Estate Tax	1,188.22	900.00	-288.22
Recreation Area	6,197.78	2,000.00	-4,197.78
Security	251.86	700.00	448.14
Social	5,429.60	5,500.00	70.40
Supplies	1,510.75	3,400.00	1,889.25
Taxes	1,015.53	1,200.00	184.47
Telephone	1,475.09	1,500.00	24.91
Water & Sewer	3,834.20	4,000.00	165.80
TOTAL EXPENSES	208,847.69	196,400.00	-12,447.69
OVERALL TOTAL	18,018.56	27,820.00	-9,801.44