

GRAYDON HILL HOMEOWNERS ASSOCIATION

FINANCIAL STATEMENTS

FOR THE YEAR ENDED APRIL 30, 2023

AND

REVIEW ENGAGEMENT REPORT

INDEPENDENT PRACTITIONER'S REVIEW ENGAGEMENT REPORT

To the Members of **Graydon Hill Homeowners Association**:

We have reviewed the accompanying financial statements of **Graydon Hill Homeowners Association** that comprise the statement of financial position as at April 30, 2023, and the statements of changes in net assets and operations for the year then ended, and a summary of significant accounting policies and other explanatory information.

Management's Responsibility for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with Canadian accounting standards for not-for-profit organizations, and for such internal control as management determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

Practitioner's Responsibility

Our responsibility is to express a conclusion on the accompanying financial statements based on our review. We conducted our review in accordance with Canadian generally accepted standards for review engagements, which require us to comply with relevant ethical requirements.

A review of financial statements in accordance with Canadian generally accepted standards for review engagements is a limited assurance engagement. The practitioner performs procedures, primarily consisting of making inquiries of management and others within the entity, as appropriate, and applying analytical procedures, and evaluates the evidence obtained.

The procedures performed in a review are substantially less in extent than, and vary in nature from, those performed in an audit conducted in accordance with Canadian generally accepted auditing standards. Accordingly, we do not express an audit opinion on these financial statements.

Conclusion

Based on our review, nothing has come to our attention that causes us to believe that the financial statements do not present fairly, in all material respects, the financial position of **Graydon Hill Homeowners Association** as at April 30, 2023 and the results of its operations and its cash flows for the year then ended in accordance with Canadian accounting standards for not-for-profit organizations.

Edmonton, Alberta
December 6, 2023

Yaremchuk & Annicchiarico LLP
Chartered Professional Accountants

GRAYDON HILL HOMEOWNERS ASSOCIATION
STATEMENT OF FINANCIAL POSITION
AS AT APRIL 30, 2023

	<u>2023</u>	<u>2022</u>
<u>ASSETS</u>		
CURRENT ASSETS:		
Cash.....	\$126,584	\$100,556
Accounts receivable	<u>15,882</u>	<u>-</u>
TOTAL	<u>\$142,466</u>	<u>\$100,556</u>
<u>LIABILITIES AND NET ASSETS</u>		
CURRENT LIABILITIES:		
Accounts payable and accrued liabilities.....	\$ 33,498	\$ 1,959
Prepaid membership fees	<u>-</u>	<u>8,775</u>
Total current liabilities.....	33,498	10,734
NET ASSETS - unrestricted	<u>108,968</u>	<u>89,822</u>
TOTAL	<u>\$142,466</u>	<u>\$100,556</u>

GRAYDON HILL HOMEOWNERS ASSOCIATION
STATEMENT OF OPERATIONS AND CHANGES IN NET ASSETS
FOR THE YEAR ENDED APRIL 30, 2023

	<u>2023</u>	<u>2022</u>
REVENUE - membership fees	\$ <u>59,644</u>	\$ <u>93,354</u>
EXPENSES:		
Bank charges.....	27	185
Office	2,741	1,347
Professional fees	2,000	2,000
Repairs and maintenance.....	<u>35,807</u>	<u>-</u>
Total expenses	<u>40,575</u>	<u>3,532</u>
EXCESS OF REVENUE BEFORE THE UNDERNOTED	19,069	89,822
INTEREST INCOME	<u>77</u>	<u>-</u>
EXCESS OF REVENUE	19,146	89,822
NET ASSETS AT THE BEGINNING OF THE YEAR	<u>89,822</u>	<u>-</u>
NET ASSETS AT END OF THE YEAR	<u>\$108,968</u>	<u>\$89,822</u>

GRAYDON HILL HOMEOWNERS ASSOCIATION

NOTES TO THE FINANCIAL STATEMENTS

APRIL 30, 2023

1. PURPOSE OF ASSOCIATION:

Graydon Hill Homeowners Association is a registered Homeowners Association in the Province of Alberta. The Association serves the residents of the Graydon Hill Community. The objective of the Association is to maintain the enhanced amenities of the neighborhood.

2. ACCOUNTING POLICIES:

These financial statements have been prepared in accordance with Canadian accounting standards for non-profit organizations and include the following significant accounting policies:

Revenue recognition:

Membership fee revenue is recognized as revenue based on the period billed by the Association. Billings for the membership fees consist of estimates of monthly charges based on approved budgets. All expenses are recognized as incurred.

Financial instruments:

The Association initially measures its financial assets and liabilities at fair value.

The Association subsequently measures all its financial assets and financial liabilities at amortized cost.

The Association's financial instruments measured at amortized cost consist of cash, accounts receivable and accounts payable and accrued liabilities.

Financial assets measured at amortized cost are tested for impairment when there are indicators of impairment. The amount of the write-down is recognized in net income. Any previously recognized impairment loss may be reversed to the extent of the improvement, directly or by adjusting the allowance account, provided it is no greater than the amount of impairment recognized previously. The amount of the reversal is recognized in net income.

Cash and cash equivalents:

Cash and cash equivalents consist of balances with banks and short-term investments that can be readily converted to cash.

GRAYDON HILL HOMEOWNERS ASSOCIATION
NOTES TO THE FINANCIAL STATEMENTS
APRIL 30, 2023

2. ACCOUNTING POLICIES (continued):

Use of estimates:

The preparation of financial statements in conformity with Canadian accounting standards for non-profit organizations requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities, disclosure of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the reporting period. Actual results could differ from these estimates. These estimates are reviewed annually and adjustments are made to income as appropriate in the year they become known.

3. INCOME TAXES:

The Association is a non-profit organization within the meaning of the Income Tax Act (Canada) and is exempt from income taxes.

4. FINANCIAL INSTRUMENTS:

The Association is exposed to risk on certain financial instruments as follows:

Liquidity risk:

Liquidity risk is the risk that an entity will encounter difficulty in meeting obligations associated with financial liabilities. The Association is exposed to this risk mainly in respect of its accounts payable and accrued liabilities.

5. STATEMENT OF CASH FLOWS:

A statement of cash flows has not been presented in these financial statements as the information enclosed thereon is evident from these financial statements.