

2023 PROFIT /LOSS REPORT

	January Actual	February Actual	March Actual	April Actual	May Actual	June Actual	July Actual	August Actual	September Actual	October Actual	November Actual	December Actual	2023 Year to Date	
INCOME (1000)														
GENERAL INCOME														
1001	Maintenance Fee	11,442.30	11,342.48	10,826.72	11,914.59	11,246.80	14,271.66	13,950.35	13,374.25	14,495.80	13,862.21	13,742.23	13,708.75	154,178.14
1003	Sign Income					3,000.00								3,000.00
TOTAL GENERAL INCOME		11,442.30	11,342.48	10,826.72	11,914.59	14,246.80	14,271.66	13,950.35	13,374.25	14,495.80	13,862.21	13,742.23	13,708.75	157,178.14
ADDITIONAL INCOME														
1005	Checking/Savings Interest	1.28	1.03	6.71	5.54	5.32	10.01	4.54	12.66	28.80	17.83	18.49	17.78	129.99
1006	CD/Credit Interest	90.30	101.74	112.92	86.01	69.44	66.65	60.26						587.32
1007	Special Assessment							14,775.00	4,675.00	475.00	0.00	475.00		20,400.00
1008	Miscellaneous Income													0.00
TOTAL ADDITIONAL INCOME		91.58	102.77	119.63	91.55	74.76	76.66	64.80	14,787.66	4,703.80	492.83	18.49	492.78	21,117.31
TOTAL INCOME		11,533.88	11,445.25	10,946.35	12,006.14	14,321.56	14,348.32	14,015.15	28,161.91	19,199.60	14,355.04	13,760.72	14,201.53	178,295.45
EXPENSES (2000)														
2001	Exterior Building Maintenance					2,972.30	126.08			2,760.00	97.14	975.00		6,930.52
2002	Grounds Maintenance		2,971.67	4,231.87	50.00	3,964.43	12,927.55	7,006.67	751.35	919.00	5,020.00	6,095.51	5,018.67	48,956.72
2003	Insurance									4,880.00				4,880.00
2004	Lawn Maintenance						9,275.00			16,040.65	3,204.56	1,305.00		29,825.21
2005	Management Fees													0.00
2006	Miscellaneous Expense						50.00		50.00		78.81			178.81
2007	Office Supplies								116.95			34.00		150.95
2008	Ponds Maintenance	774.50		1,622.56		2,163.82	131.88	1,175.23	767.76	422.00		397.00		7,454.75
2009	Professional Fees				315.00	248.00	25.00	78.00	107.40					773.40
2010	Rent													0.00
2011	Loan Expense													0.00
2012	Repairs and Maintenance							3,640.00						3,640.00
2013	Snow/Ice Removal & Salting	15,513.77		9,820.73	17,209.69	14,511.52								57,055.71
2014	Bad Debt Expense				130.10		601.79							731.89
2015	Taxes													0.00
2016	Income Tax													0.00
2017	Electric-Ponds	34.94	36.49	60.3	0.00	235.37	0.00	396.37	360.72	0.00	590.28	63.48		1,777.95
2018	Electric-Street Lights	56.18	56.93	56.92	56.91	56.91	56.91	56.89	56.89	56.90	57.02	56.91	56.92	682.29
2019	Reserve	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	1,200.00
TOTAL EXPENSE		16,479.39	3,165.09	14,269.82	19,169.26	22,155.53	15,622.36	17,643.60	6,162.19	4,878.01	27,207.09	10,574.27	6,911.59	164,238.20
CAPITAL IMPROVEMENTS & REPAIRS														
	Road Maintenance-Asphalt									14,700.00				14,700.00
	Pond Maintenance-Erosion					7,359.68				8,430.59				15,790.27
TOTAL CAPITAL IMPROVEMENTS & REPAIRS						7,359.68				23,130.59				30,490.27
NET INCOME		-4,945.51	8,280.16	-3,323.47	-7,163.12	-15,193.65	-1,274.04	-3,628.45	21,999.72	14,321.59	-35,982.64	3,186.45	7,289.94	-16,433.02
NOTE:	2023 Grounds Maintenance Budget \$40,000/Actual \$48,956.72 = Overage of \$8,956.72													
	2023 Repairs & Maintenance Budget \$0 /Actual \$3,640 = Overage of \$3,640													
	2023 Snow Removal Budget \$35,000 / Actual \$57,055.71 = Overage of \$22,055.71													
	A Special Assessment (totaling \$30,000) was charged to owners to cover shortage													
CURRENT RESERVE BALANCE		100.00	200.00	300.00	400.00	500.00	600.00	700.00	800.00	900.00	1,000.00	1,100.00	1,200.00	1,200.00