

Warner Creek Condominium Owner's Association, Inc.
1st Quarter Profit Loss vs. 1st Quarter Budget
January 1 - March 31, 2024

Final
Revised 7/16/2024

	Jan-24	Feb-24	Mar-24	1ST QTR TOTAL	1ST QTR BUDGET
Income					
1001 1001 - Maintenance Fee Income	14,924.78	14,984.76	14,961.26	44,870.80	\$ 43,449.00
1003-1003 Sign Income					
1007 1007 - Assessment Fee 2023	500.00	0.00	1,950.00	2,450.00	\$ 3,550.00
Unapplied Cash Payment Income	\$	496.26	\$ 2,231.60	2,727.86	
Total Income	\$ 15,424.78	\$ 15,481.02	\$ 19,142.86	50,048.66	\$ 46,999.00
Expenses					\$ -
2002 2002 - Grounds & Maintenance	226.78		4,386.89	4,613.67	\$ 1,000.00
2006-2006 - Misc. Expenses					\$ 250.00
2007 2007 - Office Supplies	87.00	418.85	30.00	535.85	\$ 75.00
2008 2008 - Pond Maintenance	1,002.00	2,437.50		3,439.50	\$ 1,000.00
2013 2013 - Snow Removal			9,904.90	9,904.90	\$ 42,000.00
Bank fees & service charges					
Utilities					
2017 2017 Utilities Ponds	60.32	64.47		124.79	\$ 150.00
2018 2018 Street Lights	54.06	54.65	54.65	163.36	\$ 180.00
2019 Reserve Fees	\$	300.00	\$ 300.00	\$ 600.00	\$ 900.00
Total Expenses	1,430.16	2,975.47	14,376.44	18,782.07	44,655.00
Net Operating Income	\$ 13,994.62	\$ 12,505.55	\$ 4,766.42	\$ 31,266.59	\$ 2,344.00
Other income					
1005 - Checking/Savings Interest	16.32	20.29	23.26	59.87	\$ 36.00
Total Other income	\$ 16.32	\$ 20.29	\$ 23.26	\$ 59.87	\$ 180.00
Other Expenses					
Reconciliation Discrepancies	-\$ 248.14	\$ 0.00	\$ 0.00	-\$ 248.14	\$ -
Net Other Income	\$ 264.46	\$ 20.29	\$ 23.26	\$ 308.01	\$ -
Net Income	\$ 14,259.08	\$ 12,525.84	\$ 4,789.68	\$ 31,574.60	\$ 1,330.00

Note

Unapplied cash payment income for February and March would apply to Maintenance Fees. These amounts are credits to individuals who prepaid beyond the month of April and no invoices have been generated beyond April. These should move to Maintenance Fees the next quarter.

Reconciliation Discrepancies accounted for the difference of crossing over 2 budget

Net Operating Income does not include Reserve Funds in total