	Jul 25	Budget	Jan - Jul 25	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
Income					
4020-Assessment- Monthly	19,220.00	19,220.00	136,990.00	136,400.00	232,500.00
4170 Reserve Transfer	-3,208.37	-3,208.33	-22,458.59	-22,458.35	-38,500.00
4340--Interest-Reserves	0.00		367.86		
Income - Other	0.00		750.00		
Total Income	16,011.63	16,011.67	115,649.27	113,941.65	194,000.00
Total Income	16,011.63	16,011.67	115,649.27	113,941.65	194,000.00
Expense					
Administrative Expenses					
8020-Management fee	925.00	925.00	6,475.00	6,475.00	11,100.00
8024- Management- other	0.00	16.66	0.00	116.70	200.00
8040- Postage	0.00	0.00	34.51	0.00	50.00
8060- Copies/Printing/Supplies	0.00	25.00	172.64	175.00	300.00
8080-CPA Services	0.00	0.00	340.00	350.00	350.00
8081- Accounting Services	0.00	0.00	0.00	0.00	0.00
8100- Legal Expense	0.00	0.00	0.00	100.00	100.00
8190- Misc. Expense	50.00	0.00	350.00	0.00	0.00
8230- Bank Charges	2.00	8.33	113.91	58.35	100.00
Total Administrative Expenses	977.00	974.99	7,486.06	7,275.05	12,200.00
Building Maintenance					
5010-Building Mtce general	0.00	62.50	88.27	437.50	750.00
5015- Concrete repairs	0.00	0.00	0.00	0.00	0.00
5020-Roof Repairs	0.00	0.00	0.00	0.00	0.00
5030-Building Supplies	0.00	0.00	0.00	50.00	50.00
5040-Exterior Repairs	0.00	33.33	128.02	233.35	400.00
5060-Building Supplies	0.00	0.00	77.73	100.00	100.00
5060-Plumbing Repairs	0.00	33.33	0.00	233.35	400.00
5250-Exterior Pest control	0.00	0.00	0.00	0.00	0.00
5605- Light bulb, fixtures	0.00	0.00	0.00	50.00	100.00

5610- Gutter Repair/ cleaning	0.00	0.00	2,565.00	2,565.00	2,565.00
Total Building Maintenance	0.00	129.16	2,859.02	3,669.20	4,365.00
Insurance Expense					
8481- Property Insurance	8,571.37	8,571.66	59,999.59	60,001.70	102,860.00
8482- Workers Comp Policy	0.00	0.00	352.00	375.00	375.00
Total Insurance Expense	8,571.37	8,571.66	60,351.59	60,376.70	103,235.00
Landscaping and Groundskeeping					
6040-Landscape contract	0.00	1,843.75	3,412.00	7,375.00	14,750.00
6120-Irrigation repairs	0.00	200.00	765.00	1,100.00	1,500.00
6201-Trees, Sod, Plants	450.00	0.00	2,070.00	500.00	1,000.00
6202-Landscape general	0.00	200.00	1,895.00	800.00	1,200.00
6353-Snow Removal	0.00	0.00	5,786.00	7,000.01	14,000.00
Total Landscaping and Groundskeeping	450.00	2,243.75	13,928.00	16,775.01	32,450.00
pool/ Clubhouse Expenses					
7040-Pool Contract	975.00	625.00	4,875.00	3,125.00	5,000.00
7045- Pool Repairs	0.00	250.00	1,305.39	500.00	500.00
Total pool/ Clubhouse Expenses	975.00	875.00	6,180.39	3,625.00	5,500.00
Utilities					
7910-Electric	333.31	225.00	1,346.82	1,113.00	2,000.00
7920- Water / Sewer	0.00	4,000.00	10,580.54	11,700.00	17,000.00
7940 Trash Removal	647.37	625.00	4,511.10	4,375.00	7,500.00
7950- Cable Service	642.80	812.50	5,090.00	5,687.50	9,750.00
Total Utilities	1,623.48	5,662.50	21,528.46	22,875.50	36,250.00
Total Expense	12,596.85	18,457.06	112,333.52	114,596.46	194,000.00
Net Ordinary Income	3,414.78	-2,445.39	3,315.75	-654.81	0.00
Other Income/Expense					
Other Income					
Reserve Income					
6305-Reserve Income	3,208.69		23,597.25		
Total Reserve Income	3,208.69		23,597.25		
Total Other Income	3,208.69		23,597.25		
Other Expense					
Reserve Expenses					

				9155- Reserve-Paving	0.00	0.00	0.00	2,000.00	2,000.00
				9156- Reserve Concrete	0.00		8,481.33		
				9165- Reserve Deck replace	0.00	0.00	0.00	5,000.00	5,000.00
				9185-Landscape Design	0.00	0.00	3,415.00	3,415.00	3,415.00
				9192-Gutter Helmet	0.00		17,413.20		
			Total Reserve Expenses		0.00	0.00	29,309.53	10,415.00	10,415.00
		Total Other Expense			0.00	0.00	29,309.53	10,415.00	10,415.00
	Net Other Income				3,208.69	0.00	-5,712.28	-10,415.00	-10,415.00
Net Income					**6,623.47**	**-2,445.39**	**-2,396.53**	**-11,069.81**	**-10,415.00**