

The Knolls at Plum Creek HOA

Profit & Loss Budget Performance

September 2026

	Sep 26	Budget	Jan - Sep 26	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
4000 · Member Contributions - Income	19,734.00	19,734.00	180,180.00	177,606.00	236,808.00
4100 · Other Income					
4110 · PCN Master Dues	0.00	-138.00	0.00	-1,242.00	-1,656.00
4190 · Miscellaneous Income	30.00	50.00	270.00	450.00	600.00
Total 4100 · Other Income	30.00	-88.00	270.00	-792.00	-1,056.00
Total Income	19,764.00	19,646.00	180,450.00	176,814.00	235,752.00
Gross Profit	19,764.00	19,646.00	180,450.00	176,814.00	235,752.00
Expense					
5100 · Transfers to Reserve					
5110 · Scheduled Reserve Transfer	0.00	6,038.00	36,228.00	54,342.00	72,456.00
5120 · Unscheduled Transfer to Reserve	0.00	1,311.00	0.00	11,799.00	15,732.00
Total 5100 · Transfers to Reserve	0.00	7,349.00	36,228.00	66,141.00	88,188.00
5200 · Utilities					
5210 · Water & Sewer					
5220 · Bldg 920 - Acct 7099.01	754.06	668.00	5,369.04	6,256.00	8,301.00
5230 · Bldg 930 - Acct 7097.01	799.80	691.00	4,654.47	6,795.00	8,889.00
5240 · Bldg 940 - Acct 7098.01	815.01	792.00	5,460.41	7,176.00	9,615.00
5250 · Irrigation - Acct 7096.01	1,109.59	572.00	4,806.89	3,812.00	4,349.00
Total 5210 · Water & Sewer	3,478.46	2,723.00	20,290.81	24,039.00	31,154.00
5260 · Electricity					
5261 · Circuit A - Acct 22250101	50.16	75.00	1,112.01	1,408.00	1,779.00
5262 · Circuit B - Acct 21964901	158.55	155.00	1,410.43	1,435.00	1,906.00
5263 · Circuit C - Acct 21966601	117.53	94.00	689.47	713.00	987.00
5264 · Shed/Street Lights-#95503862	40.96	36.00	343.57	331.00	437.00
Total 5260 · Electricity	367.20	360.00	3,555.48	3,887.00	5,109.00
5270 · Trash Service					
5271 · Haul off (Mon/Thu/Sat)	300.00	410.00	2,829.00	3,684.00	4,914.00
5272 · Recycling (Tue)	90.00		780.00		
Total 5270 · Trash Service	390.00	410.00	3,609.00	3,684.00	4,914.00
Total 5200 · Utilities	4,235.66	3,493.00	27,455.29	31,610.00	41,177.00

The Knolls at Plum Creek HOA

Profit & Loss Budget Performance

September 2026

	Sep 26	Budget	Jan - Sep 26	YTD Budget	Annual Budget
5300 · Building & Maintenance					
5335 · Lighting	20.30		40.27		
5350 · Plumbing	0.00		826.95		
5370 · Emergency Repair Services	0.00		690.00		
5385 · Bldg Maintenance - Labor	270.00		270.00		
5390 · Miscellaneous B & M	384.54		1,392.54		
5300 · Building & Maintenance - Other	0.00	400.00	0.00	3,800.00	4,600.00
Total 5300 · Building & Maintenance	674.84	400.00	3,219.76	3,800.00	4,600.00
5400 · Lawn & Garden					
5410 · Lawn Care	1,275.00	2,000.00	3,825.00	10,000.00	14,000.00
5415 · Sprinkler R/M	87.46		1,140.78		
5425 · Landscaping	0.00		1,275.00		
5430 · Tree Service	0.00		3,175.00		
5435 · Flowers	0.00		752.50		
5490 · Misc Lawn/Garden	0.00		90.00		
Total 5400 · Lawn & Garden	1,362.46	2,000.00	10,258.28	10,000.00	14,000.00
5500 · Snow, Road & Walkways					
5510 · Snow Removal	0.00	0.00	4,211.17	7,500.00	9,500.00
5525 · Road Maintenance	0.00	0.00	0.00	4,500.00	4,500.00
Total 5500 · Snow, Road & Walkways	0.00	0.00	4,211.17	12,000.00	14,000.00
5600 · Professional					
5615- Management	1,100.00	1,458.00	8,800.00	13,126.00	17,500.00
5620 · Banking	3.00	60.00	461.20	540.00	720.00
5630 · Legal	0.00	440.00	0.00	880.00	880.00
5640 · Insurance Expense					
5641 · General Liability	2,951.26	3,911.00	33,639.90	35,199.00	46,932.00
5642 · Fidelity Bond	556.00	361.00	556.08	361.00	361.00
5643 · Directors & Officers	75.00	0.00	675.00	0.00	0.00
5644 · Umbrella	87.08	87.00	783.72	784.00	1,045.00
5690 · Other Insurance Expense	0.00		352.00		
5640 · Insurance Expense - Other	12,602.37		12,602.37		
Total 5640 · Insurance Expense	16,271.71	4,359.00	48,609.07	36,344.00	48,338.00

The Knolls at Plum Creek HOA

Profit & Loss Budget Performance

September 2026

	Sep 26	Budget	Jan - Sep 26	YTD Budget	Annual Budget
5650 · Safety & Security					
5651 · Fire Monitor Service	0.00	0.00	3,626.00	994.00	1,209.00
5658 · Condo Safety Service Check	0.00	0.00	0.00	875.00	875.00
5659 · Miscellaneous S&S	0.00	25.00	0.00	225.00	300.00
Total 5650 · Safety & Security	0.00	25.00	3,626.00	2,094.00	2,384.00
Total 5600 · Professional	17,374.71	6,342.00	61,496.27	52,984.00	69,822.00
5700 · Administration					
5730 · Office Admin & Supplies	0.00	15.00	0.00	135.00	180.00
5740 · Copies & Printing	34.83	30.00	78.74	270.00	360.00
5750 · Postage and Delivery	0.00	25.00	0.00	225.00	300.00
5755 · Dues/Licenses	0.00	0.00	0.00	0.00	0.00
5760 · Internet, Phone, Tech	0.00	77.00	0.00	793.00	1,024.00
5770 · Holidays & Events	0.00	0.00	0.00	600.00	600.00
5780 · Other Expense	25.00	475.00	249.50	1,425.00	1,500.00
Total 5700 · Administration	59.83	622.00	328.24	3,448.00	3,964.00
Total Expense	23,707.50	20,206.00	143,197.01	179,983.00	235,751.00
Net Ordinary Income	-3,943.50	-560.00	37,252.99	-3,169.00	1.00
Other Income/Expense					
Other Income					
9000 · Reserve Savings					
9010 · Scheduled Reserve Savings	0.00	6,038.00	36,228.00	54,342.00	72,456.00
9020 · Unscheduled Reserve Savings	0.00	1,311.00	0.00	11,799.00	15,732.00
9090 · Earned Income on Reserves	0.00		206.21		
Total 9000 · Reserve Savings	0.00	7,349.00	36,434.21	66,141.00	88,188.00
Total Other Income	0.00	7,349.00	36,434.21	66,141.00	88,188.00
Other Expense					
9099 · Reserve Expenses					
9800 · Bldg Structure Repairs	0.00		7,564.07		
9100 · Roof & Gutter	0.00	0.00	0.00	5,000.00	5,000.00
9200 · Road Maintenance	0.00	0.00	0.00	0.00	0.00
9300 · Concrete Repair	0.00	0.00	0.00	14,000.00	14,000.00
9400 · Painting & Refinishing	11,943.00	0.00	11,943.00	3,500.00	3,500.00

The Knolls at Plum Creek HOA

Profit & Loss Budget Performance

September 2026

	Sep 26	Budget	Jan - Sep 26	YTD Budget	Annual Budget
9600 · Lighting	0.00	0.00	0.00	0.00	0.00
9700 · Stair System replacement	0.00	0.00	0.00	35,000.00	35,000.00
9850 · Fire & Security Systems	0.00	0.00	0.00	0.00	0.00
Total 9099 · Reserve Expenses	11,943.00	0.00	19,507.07	57,500.00	57,500.00
9900 · Property Improvements					
9908 · HOA Website	75.00		825.00		
Total 9900 · Property Improvements	75.00		825.00		
Total Other Expense	12,018.00	0.00	20,332.07	57,500.00	57,500.00
Net Other Income	-12,018.00	7,349.00	16,102.14	8,641.00	30,688.00
Net Income	-15,961.50	6,789.00	53,355.13	5,472.00	30,689.00