

Meadow Woods Homeowners Association, LLC
Profit & Loss Budget vs. Actual MONTHLY
December 2018

Cash Basis

	Dec 18	Budget
Ordinary Income/Expense		
Income		
Garage dues	1,534.42	2,697.32
HOA dues	19,969.28	20,355.18
Late Fees Collected	230.71	
Pool Key	9.90	
Total Income	21,744.31	23,052.50
Gross Profit	21,744.31	23,052.50
Expense		
OPERATING EXPENSES		
ADMINISTRATIVE / RESERVE STUDY		
Administrative Expense		
Bank Fees	54.00	
Common Area/Clubhouse Supplies	175.92	
Document Preparation	40.65	
Office Supplies	34.82	
Postage	50.00	
Administrative Expense - Other	0.00	83.33
Total Administrative Expense	355.39	83.33
Insurance Expense	1,848.47	1,666.67
Accounting Services	0.00	570.00
Legal	620.00	1,000.00
Management Fees	600.00	600.00
Total ADMINISTRATIVE / RESERVE STUDY	3,423.86	3,920.00
COMMON AREA / ONSITE		
Common Area-Building Mtce		
Building Maintenance	0.00	250.00
Common Area Cleanup	350.00	416.67
Common Area Maintenance	403.20	500.00
Total Common Area-Building Mtce	753.20	1,166.67
Janitorial - Clubhouse/Gym	0.00	41.67
Security	175.00	208.33
Total COMMON AREA / ONSITE	928.20	1,416.67
GROUNDS		
Deicing	140.00	125.00
Irrigation-Flowers-Fertilizer		
Irrigation Repairs	210.00	
Total Irrigation-Flowers-Fertilizer	210.00	
Pest Control	0.00	41.67
Tree Trimming-Emergency Removal	0.00	700.00
Yard Care	2,687.55	2,083.33
Total GROUNDS	3,037.55	2,950.00
GUTTERS-ROOF-WINDOWS		
Gutters	54.25	350.00
Pressure Wash	0.00	500.00
Total GUTTERS-ROOF-WINDOWS	54.25	850.00
LIGHTING & ELECTRICAL REPAIRS	109.25	750.00
PLUMBING	0.00	308.33
POOL		
Pool Upkeep and Supplies	0.00	300.00
Swimming Pool Seasonal Permit	0.00	29.17
Total POOL	0.00	329.17

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UTILITIES		
Electricity Services	523.35	333.33
Garbage Services	5,915.11	2,041.67
Sewer Services	8,959.58	4,333.33
Water Services	1,678.76	833.33
Total UTILITIES	17,076.80	7,541.66
Total OPERATING EXPENSES	24,629.91	18,065.83
Total Expense	24,629.91	18,065.83
Net Ordinary Income	-2,885.60	4,986.67
Other Income/Expense		
Other Income		
Interest Income	121.63	
Total Other Income	121.63	
Other Expense		
CONSTRUCTION DEFECT FUND		
Construction Defect	0.00	2,210.00
Interest Expense (W.A.)	428.04	
Total CONSTRUCTION DEFECT FUND	428.04	2,210.00
Total Other Expense	428.04	2,210.00
Net Other Income	-306.41	-2,210.00
Net Income	<u>-3,192.01</u>	<u>2,776.67</u>