

| | Projected | | Budget |
|----------------------------------|------------------|------------------|-----------|
| | Aug '24 - Jul 25 | Aug '23 - Jul 24 | 2025-2026 |
| Ordinary Income/Expense | | | |
| Income | | | |
| Operating Dues | 56,100.12 | 56,100.12 | 66,000.00 |
| Winter Special Assessment | 1,876.00 | 0.00 | 0.00 |
| Total Income | 57,976.12 | 56,100.12 | 66,000.00 |
| Gross Profit | 57,976.12 | 56,100.12 | 66,000.00 |
| Expense | | | |
| Administrative Expenses | | | |
| Consulting Fees | 999.99 | 333.33 | 0.00 |
| Contingency | | | 0.00 |
| Legal | 4,249.05 | 0.00 | 0.00 |
| Office Supplies | 910.29 | 1,216.93 | 150.00 |
| Property Management Fees | 4,083.33 | 3,999.63 | 4,800.00 |
| Travel expense for BOD | 164.18 | 736.80 | 800.00 |
| Total Administrative Expenses | 10,406.84 | 6,286.69 | 5,750.00 |
| Building Expense | | | |
| Insurance Expense | 17,125.00 | 13,987.35 | 18,225.00 |
| Total Building Expense | 17,125.00 | 13,987.35 | 18,225.00 |
| Common Area Expenses | | | |
| Chimney Cleaning | 350.00 | 303.00 | 450.00 |
| Common Area Maintenance | 2,443.86 | 5,821.82 | 3,300.00 |
| Fire Alarm System | 920.82 | 894.00 | 950.00 |
| Fire Suppression Inspection | 800.00 | 600.00 | 680.00 |
| Gutters{59} | 187.50 | 350.00 | 200.00 |
| Landscaping and Groundskeeping | 13,868.32 | 16,528.98 | 13,200.00 |
| Pool and Spa Maintenance | | | |
| 34% portion of Pool Power Bill | 656.77 | 370.68 | 720.00 |
| Pool and Spa Maintenance - Other | 3,256.42 | 4,892.41 | 4,000.00 |
| Total Pool and Spa Maintenance | 3,913.19 | 5,263.09 | 4,720.00 |
| Snow Removal | | | |
| Snow removal access road | 655.00 | 0.00 | 725.00 |
| Snow Removal - Other | 9,836.23 | 9,684.50 | 10,300.00 |
| Total Snow Removal | 10,491.23 | 9,684.50 | 11,025.00 |
| Trash removal | 558.26 | 617.85 | 800.00 |
| Vent Cleaning | 1,330.00 | 0.00 | 0.00 |
| Window Cleaning | 0.00 | 1,100.00 | 1,100.00 |
| Total Common Area Expenses | 34,863.18 | 41,163.24 | 36,425.00 |
| Utilities Expense | | | |
| Electricity | 2,460.21 | 1,429.42 | 2,500.00 |
| Water and sewer | 2,079.88 | 3,331.09 | 3,100.00 |
| Total Utilities Expense | 4,540.09 | 4,760.51 | 5,600.00 |
| Total Expense | 66,935.11 | 66,197.79 | 66,000.00 |

| | Projected | | Budget |
|---|------------------|------------------|-----------|
| | Aug '24 - Jul 25 | Aug '23 - Jul 24 | 2025-2026 |
| Net Ordinary Income | -8,958.99 | -10,097.67 | 0.00 |
| Other Income/Expense | | | |
| Other Income | | | |
| Capital Reserve Income | 15,000.00 | 15,000.00 | 15,000.00 |
| Interest Income | 16.41 | 225.67 | 0.00 |
| Special Assessment Income for projects | 0 | 0.00 | 20,000.00 |
| Special Assessment for operating shortage | 12,124.00 | 0.00 | 12,000.00 |
| Total Other Income | 27,140.41 | 15,225.67 | 47,000.00 |
| Other Expense | | | |
| Capital Reserve Expenses | | | |
| Capital Sign Restoration | 0.00 | 1,600.00 | |
| Exterior Light Replacement | 0.00 | 959.34 | |
| Lattice Repair & Maintenance | 4,333.50 | 0.00 | |
| Seal Coat Asphalt | 0.00 | 2,102.50 | 7,600.00 |
| Total Capital Reserve Expenses | 4,333.50 | 4,661.84 | 7,600.00 |
| Common area tree removal | 500.00 | 2,500.00 | 6,000.00 |
| Exterior Painting | 5,302.00 | 0.00 | 10,000.00 |
| Roof Repair | 22,000.00 | 0.00 | 0.00 |
| Stucco Repair | 1,595.00 | 0.00 | 0.00 |
| Total Other Expense | 33,730.50 | 7,161.84 | 23,600.00 |
| Net Other Income | -6,590.09 | 8,063.83 | 23,400.00 |
| Net Income | -15,549.08 | -2,033.84 | 23,400.00 |