

June	June			ACCT	ACCOUNT	Jan-Date	Jan-Date	Y-T-D	Y-T-D	2025	REMAININ
ACTUAL	BUDGET	\$ VAR	% VAR		DESC	Y-T-D	Y-T-D	\$ VAR	% VAR	TOTAL	G
						ACTUAL	BUDGET			BUDGET	TO BE
											SPENT

INCOME

ASSESSMENT INCOME

135,548	135,545	3	0 %	Gen	4010	Assessments - Regular	813,288	813,270	18	0 %	1,626,538	(813,250)
9,000	9,000	0	0 %	Bas	4410	Commercial Income	54,000	54,000	0	0 %	108,000	(54,000)

144,548	144,545	3			TOTAL	ASSESSMENT INCOME	867,288	867,270	18		1,734,538	(867,250)
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OTHER INCOME

2,590	3,000	(411)	(14)%	Gen	4150	Party Room Rental Fees	5,858	10,000	(4,142)	(41)%	20,000	(14,142)
0	500	(500)	(100)%	Gen	4160	Pool Passes	0	500	(500)	(100)%	2,000	(2,000)
11,718	8,333	3,385	41 %	Gen	4170	Maintenance Service Inc.	34,137	49,998	(15,861)	(32)%	100,000	(65,863)
785	6,000	(5,215)	(87)%	Gen	4170-1	Volley Ball League Income	17,651	18,000	(349)	(2)%	29,500	(11,849)
21,652	21,657	(5)	0 %	Gen	7805-5	Landscape Reimbursement	129,912	129,942	(30)	0 %	259,884	(129,972)
0	0	0	0 %	Gen	7840-5	Snow & Ice Removal-Charges-7840-5	23,134	10,500	12,634	120 %	15,000	8,134
0	0	0	0 %	Ski	8872	Ski Hill Income	591,122	586,145	4,977	1 %	661,145	(70,023)
0	0	0	0 %		8872-2	Ski Hill Goods-Income - 8872-2	0	1,500	(1,500)	(100)%	2,000	(2,000)

36,745	39,490	(2,746)			TOTAL	OTHER INCOME	801,814	806,585	(4,771)	0	1,089,529	(287,715)
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INVESTMENT INCOME

0	3,333	(3,333)	(100)%	Gen	4610	Checking Account Interest	0	19,998	(19,998)	(100)%	40,000	(40,000)
0	8	(8)	(100)%		8872-3	Interest Earned Operating	0	48	(48)	(100)%	100	(100)

0	3,341	(3,341)			TOTAL	INVESTMENT INCOME	0	20,046	(20,046)	0	40,100	(40,100)
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181,293	187,376	(6,084)				Total Association Income	1,669,102	1,693,901	(24,799)		2,864,167	(1,195,065)
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EXPENSES

ADMINISTRATIVE

3,677	3,000	(677)	(23)%	Gen	7065	Hand Scan/Payroll Administration	18,197	12,500	(5,697)	(46)%	24,500	6,303
0	333	333	100 %	Gen	7623	Antenna/Cable Services	765	1,998	1,233	62 %	4,000	3,235
967	458	(509)	(111)%	Gen	8550	General Office Expenses	7,434	2,748	(4,686)	(171)%	5,500	(1,934)
925	1,025	100	10 %	Gen	8521	Legal Services (Assn)	5,664	6,150	486	8 %	12,300	6,636
2,012	0	(2,012)	0 %	Gen	8530	Audit & Financial Services	2,012	5,000	2,988	60 %	19,000	16,988
0	417	417	100 %	Gen	8540	Professional Services	0	2,502	2,502	100 %	5,000	5,000
739	692	(47)	(7)%	Gen	8551	Photocopy/Reproduction	4,613	4,152	(461)	(11)%	8,300	3,687
77	188	111	59 %	Gen	8552	Postage Expenses	472	1,128	656	58 %	2,250	1,778
33	35	2	7 %	Gen	8553	Coupon Books/Lockbox Fee	211	210	(1)	(1)%	420	209
337	200	(137)	(68)%	Gen	8554	Credit Card Charges	2,034	625	(1,409)	(225)%	1,500	(534)
20	125	105	84 %	Gen	8555	Employee Relations	1,027	425	(602)	(142)%	1,500	473
0	458	458	100 %	Gen	8556	Dues, Fees, & Licenses	2,570	2,748	178	6 %	5,500	2,930
0	188	188	100 %	Gen	8557	Office Equipment Expense	0	1,128	1,128	100 %	2,250	2,250
290	333	43	13 %	Gen	8565	Internet/Website Expense	3,026	1,998	(1,028)	(51)%	4,000	974
0	1,000	1,000	100 %	Gen	8575	Promotions/Social Activity	4,121	4,000	(121)	(3)%	8,000	3,879
0	21	21	100 %	Gen	8576	Meeting Expenses	0	126	126	100 %	250	250
7,567	1,145	(6,422)	(561)%	Gen	8590	Interest Pd:Debt,Loans	15,018	6,870	(8,148)	(119)%	13,743	(1,275)
0	0	0	0 %	Ski	8873	Conventions & Conferences	0	0	0	0 %	3,000	3,000
0	0	0	0 %	Ski	8875	Office Equipment	78	750	672	90 %	3,500	3,422
0	0	0	0 %		8875-1	Office Supplies-Ski-8875-1	1,439	750	(689)	(92)%	2,750	1,311
0	583	583	100 %	Ski	8876	Web Site Maintenance	4,521	3,498	(1,023)	(29)%	7,000	2,479
0	0	0	0 %		8876-1	Printing & Copying	0	1,560	1,560	100 %	2,600	2,600
0	0	0	0 %		8876-2	Postage	0	375	375	100 %	500	500
0	0	0	0 %		8595	Other Administrative Expense	628	0	(628)	0 %	0	(628)

16,644	10,201	(6,443)			TOTAL	ADMINISTRATIVE EXPENSES	73,830	61,241	(12,589)	0	137,363	63,533
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PAYROLL & BENEFITS

1,548	0	(1,548)	0 %	Gen	7010	Building Manager	5,497	0	(5,497)	0 %	0	(5,497)
7,152	6,695	(457)	(7)%		7011	Building Manager-7011	48,717	40,170	(8,547)	(21)%	80,345	31,628
0	1,000	1,000	100 %	Gen	7013	Special Event Payroll	0	1,500	1,500	100 %	4,000	4,000
0	5,264	5,264	100 %	Gen	7014	Rec Director	0	15,792	15,792	100 %	39,476	39,476
42,810	44,500	1,690	4 %	Gen	7020	Maintenance Salaries	175,504	187,318	11,814	6 %	432,618	257,114
6,052	3,083	(2,969)	(96)%	Gen	7081	PR Tax/Benefits	44,605	18,498	(26,107)	(141)%	37,000	(7,605)
2,477	2,292	(185)	(8)%		7082	Life/Medical Insurance-ski-7082	21,263	13,752	(7,511)	(55)%	27,500	6,237
0	0	0	0 %	Gen	7083	Life/Medical Insurance	81	0	(81)	0 %	0	(81)

0	0	0	0 %	Not Anticipated	7084	State Unemployment Tax	137	0	0	0	0	0	0	0
1,440	604	(836)	(138)%	Gen	7085	Workers Comp Insurance	(1,089)	3,624	4,713	130 %	7,250	8,339		
(1,585)	3,917	5,502	140 %	Gen	7086	Medical/Life Insurance	31,494	23,502	(7,992)	(34)%	47,000	15,506		
0	0	0	0 %	Gen	7088	Gifts	0	0	0	0 %	3,250	3,250		
699	333	(366)	(110)%	Gen	7089	Misc. Payroll Benefit	(4,196)	1,998	6,194	310 %	4,000	8,196		
11,158	9,500	(1,658)	(17)%	Gen	8030	Pool P/R, Taxes, Benefits	26,405	21,250	(5,155)	(24)%	50,000	23,595		
0	0	0	0 %		8875-2	Hand Scan/Payroll Admin	0	1,900	1,900	100 %	2,600	2,600		
10	0	(10)	0 %	Ski	8877	Ski Hill Payroll	154,113	126,000	(28,113)	(22)%	150,000	(4,113)		
0	0	0	0 %		8877-1	Rec Director-ski-8877-1	0	15,799	15,799	100 %	22,572	22,572		
0	0	0	0 %	Ski	8877-2	VS Salaries	98,669	116,432	17,763	15 %	144,206	45,537		
0	0	0	0 %	Ski	8878	Building Manager PR	782	6,288	5,506	88 %	10,480	9,698		
0	0	0	0 %	Ski	8878-1	Payroll Taxes	28,039	38,390	10,351	27 %	42,390	14,351		
0	0	0	0 %		8878-2	Workers Comp-ski-8878-2	12,491	8,294	(4,197)	(51)%	15,000	2,509		
0	0	0	0 %		8878-3	Ski Hill Drug Testing/Patrol	11,786	1,500	(10,286)	(686)%	13,000	1,214		

71,761	77,188	5,427		TOTAL		PAYROLL & BENEFITS	654,298	642,007	(12,154)		1,132,687	478,526		
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INSURANCE

0	10,000	10,000	100 %	Gen	8710	All Association Insurance	68,720	60,000	(8,720)	(15)%	135,460	66,740		
0	1,242	1,242	100 %	Bas	8720	Insurance Premiums	0	7,452	7,452	100 %	14,901	14,901		
11,369	5,545	(5,824)	(105)%	Ski	8874	Ski Hill Insurance-8874	22,461	33,270	10,809	32 %	63,961	41,500		

11,369	16,787	5,418		TOTAL		INSURANCE	91,181	100,722	9,541		214,322	123,141		
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UTILITIES

1,972	3,833	1,861	49 %	Gen	7210	Electricity	30,864	22,998	(7,866)	(34)%	46,000	15,136		
2,075	2,083	8	0 %	Gen	7220	Water Other-MHOA	18,072	12,498	(5,574)	(45)%	25,000	6,928		
714	1,667	953	57 %	Gen	7230	Gas	8,562	10,002	1,440	14 %	20,000	11,438		
443	458	15	3 %	Gen	8560	Telephone/Pager Expense	4,384	2,748	(1,636)	(60)%	5,500	1,116		
0	0	0	0 %	Ski	8879	Electric	0	10,000	10,000	100 %	15,000	15,000		
484	0	(484)	0 %	Ski	8879-1	Gas ski-8879-1	1,914	7,800	5,886	75 %	9,200	7,286		
435	130	(305)	(235)%	Ski	8879-2	Telephone	2,144	1,720	(424)	(25)%	2,500	356		

6,123	8,171	2,048		TOTAL		UTILITIES	65,940	67,766	1,826		123,200	57,260		
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OPERATIONS

1,561	2,500	939	38 %	Gen	7475	Uniforms	2,490	4,750	2,260	48 %	4,750	2,260		
0	0	0	0 %	Ski	8880	Uniforms	1,481	0	(1,481)	0 %	6,000	4,519		

1,561	2,500	939		TOTAL		OPERATIONS	3,971	4,750	779		10,750	6,779		
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CONTRACTED SERVICES

600	600	0	0 %	Gen	8562	Records Storage	3,000	3,600	600	17 %	7,200	4,200		
143	516	373	72 %	Gen	7410	Scavenger Services	2,905	3,096	191	6 %	6,186	3,281		
0	0	0	0 %	Gen	7840	Snow & Ice Removal Exp.-7840	87,575	90,000	2,425	3 %	150,000	62,425		
1,949	7,000	5,051	72 %	Gen	7830	Lakes,Ponds&Fountains	10,092	15,500	5,408	35 %	17,000	6,908		
0	0	0	0 %	Ski	8881	Snow Removal	9,261	2,778	(6,483)	(233)%	4,631	(4,630)		
0	0	0	0 %		8882-1	Snow Removal & Supplies-Ski-8882-1	3,431	2,200	(1,231)	(56)%	3,750	319		

2,692	8,116	5,424		TOTAL		CONTRACTED SERVICES	116,264	117,174	910		188,767	72,503		
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REPAIRS & MAINTENANCE

0	1,400	1,400	100 %	Gen	7420	Exterminating	1,548	2,600	1,052	40 %	8,500	6,952		
0	792	792	100 %	Gen	7450	Fire Prevention	12,218	4,752	(7,466)	(157)%	9,500	(2,718)		
1,095	2,583	1,488	58 %	Gen	7600	Building Repair Maint	3,412	15,498	12,086	78 %	31,000	27,588		
2,497	2,250	(247)	(11)%	Gen	7607	Janitorial Supplies & Maint	18,698	13,500	(5,198)	(39)%	27,000	8,302		
2,262	1,375	(887)	(65)%	Gen	7608	Equipment Repairs	15,580	8,250	(7,330)	(89)%	16,500	920		
39	1,333	1,294	97 %	Gen	7610	Plumbing Repairs/Supplies	2,838	7,998	5,160	65 %	16,000	13,162		
0	683	683	100 %	Gen	7620	Electric Repairs/Supplies	5,419	4,098	(1,321)	(32)%	8,200	2,781		
0	500	500	100 %	Gen	7632	HVAC Repairs/Supplies	13,833	3,000	(10,833)	(361)%	6,000	(7,833)		
0	375	375	100 %	Gen	7644	Glass Replacement	0	2,250	2,250	100 %	4,500	4,500		
1,424	1,500	76	5 %	Gen	7647	Garage Maintenance/Repairs	9,827	9,000	(827)	(9)%	18,000	8,173		
117	375	258	69 %	Gen	7650	All Painting & Decorating	276	2,250	1,974	88 %	4,500	4,224		
0	250	250	100 %	Gen	7670	Roof Repairs & Supplies	3,000	1,750	(1,250)	(71)%	4,000	1,000		
5,221	4,250	(971)	(23)%	Gen	7805	Landscape Maint HOA	23,640	15,000	(8,640)	(58)%	28,000	4,360		
0	3,000	3,000	100 %	Gen	7811	Trees & Bushes	0	8,000	8,000	100 %	20,000	20,000		
0	0	0	0 %	Gen	7842	Snow Removal Equipment/Supplies	33,064	45,000	11,936	27 %	60,000	26,936		
0	0	0	0 %	Gen	7871	Paving	0	0	0	0 %	5,000	5,000		
14,416	0	(14,416)	0 %	Gen	8012	Pool Supplies/Repair & Maintenance	20,273	13,000	(7,273)	(56)%	19,000	(1,273)		
0	500	500	100 %	Gen	8111	Clubhouse/Recreation Repair/Mainten	1,089	8,500	7,411	87 %	10,500	9,411		

0	500	500	100 %	Gen	8129	Boats	0	1,500	1,500	100 %	2,000	2,000
0	0	0	0 %	Gen	8130	Tennis Court Repair & Maintenance	0	500	500	100 %	1,000	1,000
288	1,400	1,112	79 %	Gen	8150	Volley Ball League Expense	1,517	3,200	1,683	53 %	9,500	7,983
1,449	2,083	634	30 %	Gen	8501	Association Chargebacks	4,202	12,498	8,296	66 %	25,000	20,798
0	0	0	0 %	Ski	8882	Equipment Services	9,344	5,000	(4,344)	(87)%	5,000	(4,344)
233	0	(233)	0 %	Ski	8882-2	Maintenance Vehicles	13,385	8,000	(5,385)	(67)%	18,000	4,615

29,041	25,149	(3,892)			TOTAL	REPAIRS & MAINTENANCE	193,163	195,144	1,981		356,700	163,537
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PROFESSIONAL SERVICES

3,835	3,451	(384)	(11)%	Gen	8505	Management Contract	23,009	20,706	(2,303)	(11)%	41,761	18,752
0	385	385	100 %	Ski	8886	SKI-Management Contract-8886	0	2,305	2,305	100 %	4,640	4,640

3,835	3,836	1			TOTAL	PROFESSIONAL SERVICES	23,009	23,011	2		46,401	23,392
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OTHER EXPENSES

7,601	2,647	(4,954)	(187)%	Gen	8807	Loan Payment	15,318	15,882	564	4 %	31,762	16,444
0	0	0	0 %	Not Applicable	0	Provision for Operating Cash	0	0	0	0	0	0
287	0	(287)	0 %	Ski	8887	SKI-Credit Card Charges-8887	12,591	15,750	3,159	20 %	19,750	7,159

7,888	2,647	(5,241)			TOTAL	OTHER EXPENSES	27,909	31,632	3,723		51,512	23,603
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TAXES

0	34,125	34,125	100 %	Bas	8581	Real Estate Taxes	31,615	34,125	2,510	7 %	68,250	36,635
0	19,157	19,157	100 %		8886-1	Income & RE Tax	0	22,157	22,157	100 %	44,315	44,315
0	0	0	0 %		8886-2	Sales Tax	0	2,500	2,500	100 %	2,500	2,500

0	53,282	53,282			TOTAL	TAXES	31,615	58,782	27,167		115,065	83,450
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SKI HILL EXPENSES

247	0	(247)	0 %	Ski	8883	Grounds	4,091	6,500	2,409	37 %	21,500	17,409
0	0	0	0 %		8883-1	Equipment Supplies-skis-8883-1	0	2,000	2,000	100 %	4,300	4,300
0	0	0	0 %		8883-2	Ski Equipment Repair	120	300	180	60 %	600	480
0	0	0	0 %		8884	Ski Hill Goods-Expense-8884	5,288	0	(5,288)	0 %	3,000	(2,288)
0	0	0	0 %	Ski	8885	Advertising	12,271	7,500	(4,771)	(64)%	15,000	2,729

247	0	(247)			TOTAL	SKI HILL EXPENSES	21,770	16,300	(5,470)		44,400	22,630
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RESERVE CONTRIBUTIONS

37,167	37,167	0	0 %	Gen	8801	Budgeted Trsf to Res	261,642	223,002	(38,640)	(17)%	446,000	184,358
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37,167	37,167	0			TOTAL	Total Reserve Contributions	261,642	223,002	(38,640)		446,000	184,358
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188,328	245,044	56,716				Total Association Expense	1,564,592	1,541,531	(22,924)		2,867,167	1,302,712
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RESERVE

INVESTMENT INCOME

37,167	37,167	37,167	37,167	Gen	9001	Budgeted Operating Fund to Reserves	261,642	223,002	38,640	17 %	446,000	(184,358)
0	0	0	0		9002	Bdgt Oper Fnd to Res - Special Pool Fund - 9002	124,720	245,040	(120,320)	(49)%	490,080	(365,360)
6,670	6,670	6,670	6,670	Gen	9025	Reserve Interest Inc	32,986	19,998	12,988	65 %	40,000	(7,014)
0	0	0	0	Not Applicable	0	Unbudgeted Trf to Reserves - Exp 9050	0	0	0	0	0	0

43,837	43,837	43,837			TOTAL	INVESTMENT INCOME	419,348	488,040	(68,692)		976,080	(556,732)
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RESERVE

EXPENSES

0	0	0	0 %		9101	Bank Service Fees	100	0	(100)	0 %	0	(100)
0	0	0	0 %	Gen	9160	Building Capital Expenses-9160	88,465	92,144	3,679	4 %	137,596	49,131
0	0	0	0 %	Gen	9167	Grounds Capital Expense	9,109	28,924	19,815	69 %	160,115	151,006
0	45,000	45,000	100 %	Gen	9167-2	Grounds-Lakes, Ponds	0	90,000	90,000	100 %	90,000	90,000
0	0	0	0 %	Gen	0	Plumbing-Pipe Upgrades	0	0	0	0	0	0
275,591	250,000	(25,591)	(10)%	Gen	9173	Asphalt Capital Expense	282,961	250,000	(32,961)	(13)%	313,602	30,641
31,429	0	(31,429)	0 %	Gen	9180	Swimming Pool Capital Expense	32,179	1,004,076	971,897	97 %	1,004,076	971,897

307,020	295,000	(12,020)			TOTAL	RESERVE EXPENSES	412,814	1,465,144	1,052,330		1,705,389	1,292,575
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(263,183) (251,163) 55,857

TOTAL

RESERVE NET INCOME/(LOSS)

6,534 (977,104) (1,121,022)

(729,309) (1,849,307)



ACCOUNT #		OPERATING FUND	RESERVE FUND	TOTAL FUNDS
CURRENT ASSETS				
CASH AND INVESTMENTS				
1060	Operating - Barrington Bank	80,267	0	80,267
1100-IC	(Due To) / Due From Reserve	(225,970)	0	(225,970)
1124	Lisle Savings 6492	54,142	0	54,142
1150	Petty Cash Fund	353	0	353
1200-IC	(Due To)/Due From Operating	0	225,970	225,970
1201-MM	Reserve Money Market Accounts	0	673,751	673,751
1230-INV	Reserve Investment Accounts	0	1,205,023	1,205,023
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	TOTAL CASH AND INVESTMENTS	(91,209)	2,104,744	2,013,535
ACCOUNTS RECEIVABLE				
1310	Accounts Receivable	250,625	0	250,625
1312	Other Accounts Receivable	2,493	0	2,493
1360	Resident Chargeback	218	0	218
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	TOTAL ACCOUNTS RECEIVABLES	253,336	0	253,336
FIXED ASSETS				
1730	Asset Account	867,559	0	867,559
1731	Accumulated Depreciation	(945,345)	0	(945,345)
1740	Asset Account	119,832	0	119,832
		-----	-----	-----
	TOTAL FIXED ASSETS	42,046	0	42,046
	TOTAL ASSETS	204,173	2,104,744	2,308,917
LIABILITIES & FUND BALANCE				
ACCOUNTS PAYABLE				
2106	Add'l Accrued Exp	4,535	0	4,535
2140	Monies Return/Transfer	1,557	0	1,557
2145	Insurance Claim Payable	2,114	0	2,114
		-----	-----	-----
	TOTAL ACCOUNTS PAYABLE	8,206	0	8,206
LOANS PAYABLE				
2980	Line of Credit	0	656,973	656,973
		-----	-----	-----
	TOTAL LOANS PAYABLE	0	656,973	656,973
DEFERRED LIABILITIES				
2351	Security Deposits	425	0	425
2355	Other Deposits	16,000	0	16,000
2521	Accrued Vacation	1,421	0	1,421
2525	Accrued Real Estate Tax/Legal	61,043	0	61,043
2550	Deferred Cable Income	180,322	0	180,322
2601	Deferred Revenue	823	0	823
		-----	-----	-----
	TOTAL DEFERRED LIABILITIES	260,034	0	260,034
	TOTAL LIABILITIES	268,240	656,973	925,212



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ACCOUNT #		OPERATING FUND	RESERVE FUND	TOTAL FUNDS
	FUND BALANCE			
3520	Retained Earnings	(287,689)	0	(287,689)
3953	Retained Earnings	0	1,441,239	1,441,239
	CURRENT PROFIT / (LOSS)	223,622	6,533	230,155
		-----	-----	-----
	TOTAL FUND BALANCE	(64,067)	1,447,771	1,383,705
	TOTAL LIABILITIES / FUND BALANCE	204,173	2,104,744	2,308,917

Bank balances \$250K+ aren't FDIC insured

Unaudited and subject to review



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 Income & Expense Report
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Jun 2025 ACTUAL	Jun 2025 BUDGET	Jun 2025 \$ VAR	Jun 2025 % VAR	ACCT	ACCOUNT DESC	Jan-Date Y-T-D ACTUAL	Jan-Date Y-T-D BUDGET	Y-T-D \$ VAR	Y-T-D % VAR	2025 TOTAL BUDGET	REMAINING TO BE SPENT
GENERAL ACTIVITY											
ASSESSMENT INCOME											
135,548	135,545	3	0 %	4010	Assessments - Regular	813,288	813,270	18	0 %	1,626,538	(813,250)
135,548	135,545	3	0 %		Total Assessment Income	813,288	813,270	18	0 %	1,626,538	(813,250)
OTHER INCOME											
2,590	3,000	(411)	(14)%	4150	Party Room Rental Fees	5,858	10,000	(4,142)	(41)%	20,000	(14,142)
0	500	(500)	(100)%	4160	Pool Passes	0	500	(500)	(100)%	2,000	(2,000)
11,718	8,333	3,385	41 %	4170	Maintenance Service Inc.	34,137	49,998	(15,861)	(32)%	100,000	(65,863)
785	6,000	(5,215)	(87)%	4170-1	Volley Ball League Income	17,651	18,000	(349)	(2)%	29,500	(11,849)
9,000	9,000	0	0 %	4410	Commercial Income	54,000	54,000	0	0 %	108,000	(54,000)
21,652	21,657	(5)	0 %	7805-5	Landscape Reimbursement	129,912	129,942	(30)	0 %	259,884	(129,972)
0	0	0	0 %	7840-5	Snow & Ice Removal	23,134	10,500	12,634	120 %	15,000	8,134
45,745	48,490	(2,746)	(6)%		Total Other Income	264,692	272,940	(8,248)	(3)%	534,384	(269,692)
INVESTMENT INCOME											
0	3,333	(3,333)	(100)%	4610	Checking Account Interest	0	19,998	(19,998)	(100)%	40,000	(40,000)
0	3,333	(3,333)	(100)%		Total Investment Income	0	19,998	(19,998)	(100)%	40,000	(40,000)
181,292	187,368	(6,076)	(3)%		Total General Activities Income	1,077,980	1,106,208	(28,228)	(3)%	2,200,922	(1,122,942)
GENERAL EXPENSES											
ADMINISTRATIVE											
3,677	3,000	(677)	(23)%	7065	Hand Scan/Payroll Administration	18,197	12,500	(5,697)	(46)%	24,500	6,303
0	333	333	100 %	7623	Antenna/Cable Services	765	1,998	1,233	62 %	4,000	3,235
967	458	(509)	(111)%	8550	General Office Expenses	7,434	2,748	(4,686)	(171)%	5,500	(1,934)
925	1,025	100	10 %	8521	Legal Services (Assn)	5,664	6,150	486	8 %	12,300	6,636
2,012	0	(2,012)	0 %	8530	Audit & Financial Services	2,012	5,000	2,988	60 %	19,000	16,988
0	417	417	100 %	8540	Professional Services	0	2,502	2,502	100 %	5,000	5,000
739	692	(47)	(7)%	8551	Photocopy/Reproduction	4,613	4,152	(461)	(11)%	8,300	3,687
77	188	111	59 %	8552	Postage Expenses	472	1,128	656	58 %	2,250	1,778
33	35	2	7 %	8553	Coupon Books/Lockbox Fee	211	210	(1)	(1)%	420	209
337	200	(137)	(68)%	8554	Credit Card Charges	2,034	625	(1,409)	(225)%	1,500	(534)
20	125	105	84 %	8555	Employee Relations	1,027	425	(602)	(142)%	1,500	473
0	458	458	100 %	8556	Dues, Fees, & Licenses	2,570	2,748	178	6 %	5,500	2,930
0	188	188	100 %	8557	Office Equipment Expense	0	1,128	1,128	100 %	2,250	2,250
290	333	43	13 %	8565	Internet/Website Expense	3,026	1,998	(1,028)	(51)%	4,000	974
0	1,000	1,000	100 %	8575	Promotions/Social Activity	4,121	4,000	(121)	(3)%	8,000	3,879
0	21	21	100 %	8576	Meeting Expenses	0	126	126	100 %	250	250



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Jun 2025 ACTUAL	Jun 2025 BUDGET	Jun 2025 \$ VAR	Jun 2025 % VAR	ACCT	ACCOUNT DESC	Jan-Date Y-T-D ACTUAL	Jan-Date Y-T-D BUDGET	Y-T-D \$ VAR	Y-T-D % VAR	2025 TOTAL BUDGET	REMAINING TO BE SPENT
7,567	1,145	(6,422)	(561)%	8590	Interest Pd:Debt,Loans	15,018	6,870	(8,148)	(119)%	13,743	(1,275)
0	0	0	0 %	8595	Other Administrative Expense	628	0	(628)	0 %	0	(628)
16,643	9,618	(7,025)	(73)%		Total Administrative	67,792	54,308	(13,484)	(25)%	118,013	50,221
PAYROLL & BENEFITS											
1,548	0	(1,548)	0 %	7010	Building Manager	5,497	0	(5,497)	0 %	0	(5,497)
7,152	6,695	(457)	(7)%	7011	Building Manager	48,717	40,170	(8,547)	(21)%	80,345	31,628
0	1,000	1,000	100 %	7013	Special Event Payroll	0	1,500	1,500	100 %	4,000	4,000
0	5,264	5,264	100 %	7014	Rec Director	0	15,792	15,792	100 %	39,476	39,476
42,810	44,500	1,690	4 %	7020	Maintenance Salaries	175,504	187,318	11,814	6 %	432,618	257,114
6,052	3,083	(2,969)	(96)%	7081	PR Tax/Benefits	44,605	18,498	(26,107)	(141)%	37,000	(7,605)
0	0	0	0 %	7083	Life/Medical Insurance	81	0	(81)	0 %	0	(81)
0	0	0	0 %	7084	State Unemployment Tax	137	0	(137)	0 %	0	(137)
1,440	604	(836)	(138)%	7085	Workers Comp Insurance	(1,089)	3,624	4,713	130 %	7,250	8,339
(1,585)	3,917	5,502	140 %	7086	Medical/Life Insurance	31,494	23,502	(7,992)	(34)%	47,000	15,506
0	0	0	0 %	7088	Gifts	0	0	0	0 %	3,250	3,250
699	333	(366)	(110)%	7089	Misc. Payroll Benefit	(4,196)	1,998	6,194	310 %	4,000	8,196
11,158	9,500	(1,658)	(17)%	8030	Pool P/R, Taxes, Benefits	26,405	21,250	(5,155)	(24)%	50,000	23,595
69,273	74,896	5,623	8 %		Total Payroll & Benefits	327,154	313,652	(13,502)	(4)%	704,939	377,785
INSURANCE											
0	10,000	10,000	100 %	8710	All Association Insurance	68,720	60,000	(8,720)	(15)%	135,460	66,740
0	1,242	1,242	100 %	8720	Insurance Premiums	0	7,452	7,452	100 %	14,901	14,901
0	11,242	11,242	100 %		Total Insurance	68,720	67,452	(1,268)	(2)%	150,361	81,641
UTILITIES											
1,972	3,833	1,861	49 %	7210	Electricity	30,864	22,998	(7,866)	(34)%	46,000	15,136
2,075	2,083	8	0 %	7220	Water Other-MHOA	18,072	12,498	(5,574)	(45)%	25,000	6,928
714	1,667	953	57 %	7230	Gas	8,562	10,002	1,440	14 %	20,000	11,438
443	458	15	3 %	8560	Telephone/Pager Expense	4,384	2,748	(1,636)	(60)%	5,500	1,116
5,203	8,041	2,838	35 %		Total Utilities	61,882	48,246	(13,636)	(28)%	96,500	34,618
OPERATIONS											
1,561	2,500	939	38 %	7475	Uniforms	2,490	4,750	2,260	48 %	4,750	2,260
1,561	2,500	939	38 %		Total Operations	2,490	4,750	2,260	48 %	4,750	2,260
CONTRACTED SERVICES											
600	600	0	0 %	8562	Records Storage	3,000	3,600	600	17 %	7,200	4,200
143	516	373	72 %	7410	Scavenger Services	2,905	3,096	191	6 %	6,186	3,281
1,949	7,000	5,051	72 %	7830	Lakes,Ponds&Fountains	10,092	15,500	5,408	35 %	17,000	6,908
2,692	8,116	5,424	67 %		Total Contracted Services	15,997	22,196	6,199	28 %	30,386	14,389



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Jun 2025 ACTUAL	Jun 2025 BUDGET	Jun 2025 \$ VAR	Jun 2025 % VAR	ACCT	ACCOUNT DESC	Jan-Date Y-T-D ACTUAL	Jan-Date Y-T-D BUDGET	Y-T-D \$ VAR	Y-T-D % VAR	2025 TOTAL BUDGET	REMAINING TO BE SPENT
REPAIRS & MAINTENANCE											
0	1,400	1,400	100 %	7420	Exterminating	1,548	2,600	1,052	40 %	8,500	6,952
0	792	792	100 %	7450	Fire Prevention	12,218	4,752	(7,466)	(157)%	9,500	(2,718)
1,095	2,583	1,488	58 %	7600	Building Repair Maint	3,412	15,498	12,086	78 %	31,000	27,588
2,497	2,250	(247)	(11)%	7607	Janitorial Supplies & Maint	18,698	13,500	(5,198)	(39)%	27,000	8,302
2,262	1,375	(887)	(65)%	7608	Equipment Repairs	15,580	8,250	(7,330)	(89)%	16,500	920
39	1,333	1,294	97 %	7610	Plumbing Repairs/Supplies	2,838	7,998	5,160	65 %	16,000	13,162
0	683	683	100 %	7620	Electric Repairs/Supplies	5,419	4,098	(1,321)	(32)%	8,200	2,781
0	500	500	100 %	7632	HVAC Repairs/Supplies	13,833	3,000	(10,833)	(361)%	6,000	(7,833)
0	375	375	100 %	7644	Glass Replacement	0	2,250	2,250	100 %	4,500	4,500
1,424	1,500	76	5 %	7647	Garage Maintenance/Repairs	9,827	9,000	(827)	(9)%	18,000	8,173
117	375	258	69 %	7650	All Painting & Decorating	276	2,250	1,974	88 %	4,500	4,224
0	250	250	100 %	7670	Roof Repairs & Supplies	3,000	1,750	(1,250)	(71)%	4,000	1,000
5,221	4,250	(971)	(23)%	7805	Landscape Maint HOA	23,640	15,000	(8,640)	(58)%	28,000	4,360
0	3,000	3,000	100 %	7811	Trees & Bushes	0	8,000	8,000	100 %	20,000	20,000
0	0	0	0 %	7840	Snow & Ice Removal	87,575	90,000	2,425	3 %	150,000	62,425
0	0	0	0 %	7842	Snow Removal Equipment/Supplies	33,064	45,000	11,936	27 %	60,000	26,936
0	0	0	0 %	7871	Paving	0	0	0	0 %	5,000	5,000
14,416	0	(14,416)	0 %	8012	Pool Supplies/Repair & Maintenance	20,273	13,000	(7,273)	(56)%	19,000	(1,273)
0	500	500	100 %	8111	Clubhouse/Recreation Repair/Mainten	1,089	8,500	7,411	87 %	10,500	9,411
0	500	500	100 %	8129	Boats	0	1,500	1,500	100 %	2,000	2,000
0	0	0	0 %	8130	Tennis Court Repair & Maintenance	0	500	500	100 %	1,000	1,000
288	1,400	1,112	79 %	8150	Volley Ball League Expense	1,517	3,200	1,683	53 %	9,500	7,983
1,449	2,083	634	30 %	8501	Association Chargebacks	4,202	12,498	8,296	66 %	25,000	20,798
28,809	25,149	(3,660)	(15)%		Total Repairs & Maintenance	258,009	272,144	14,135	5 %	483,700	225,691
PROFESSIONAL SERVICES											
3,835	3,451	(384)	(11)%	8505	Management Contract	23,009	20,706	(2,303)	(11)%	41,761	18,752
0	34,125	34,125	100 %	8581	Real Estate Taxes	31,615	34,125	2,510	7 %	68,250	36,635
3,835	37,576	33,741	90 %		Total Professional Services	54,624	54,831	207	0 %	110,011	55,387
OTHER EXPENSES											
7,601	2,647	(4,954)	(187)%	8807	Loan Payment	15,318	15,882	564	4 %	31,762	16,444
7,601	2,647	(4,954)	(187)%		Total Other Expenses	15,318	15,882	564	4 %	31,762	16,444
RESERVE CONTRIBUTIONS											
37,167	37,167	0	0 %	8801	Budgeted Trsf to Res	261,642	223,002	(38,640)	(17)%	446,000	184,358
37,167	37,167	0	0 %		Total Reserve Contributions	261,642	223,002	(38,640)	(17)%	446,000	184,358
(172,784)	(216,952)	44,168	20 %		Total General Activities Expense	(1,133,628)	(1,076,463)	(57,165)	(5)%	(2,176,422)	1,042,794
8,509	(29,584)	38,093	129 %		Total General Activities Inc/(Loss)	(55,648)	29,745	(85,393)	(287)%	24,500	(80,148)



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Jun 2025 ACTUAL	Jun 2025 BUDGET	Jun 2025 \$ VAR	Jun 2025 % VAR	ACCT	ACCOUNT DESC	Jan-Date Y-T-D ACTUAL	Jan-Date Y-T-D BUDGET	Y-T-D \$ VAR	Y-T-D % VAR	2025 TOTAL BUDGET	REMAINING TO BE SPENT
SKI HILL ACTIVITIES											
INCOME											
OTHER INCOME											
0	0	0	0 %	8872	Ski Hill Income	591,122	586,145	4,977	1 %	661,145	(70,023)
0	0	0	0 %	8872-2	Ski Hill Goods	0	1,500	(1,500)	(100)%	2,000	(2,000)
0	0	0	0 %		Total Other Income	591,122	587,645	3,477	1 %	663,145	(72,023)
INVESTMENT INCOME											
0	8	(8)	(100)%	8872-3	Interest Earned Operating	0	48	(48)	(100)%	100	(100)
0	8	(8)	(100)%		Total Investment Income	0	48	(48)	(100)%	100	(100)
0	8	(8)	(100)%		Total Ski Hill Activites Income	591,122	587,693	3,429	1 %	663,245	(72,123)
EXPENSE											
ADMINISTRATIVE											
0	0	0	0 %	8873	Conventions & Conferences	0	0	0	0 %	3,000	3,000
0	0	0	0 %	8875	Office Equipment	78	750	672	90 %	3,500	3,422
0	0	0	0 %	8875-1	Office Supplies	1,439	750	(689)	(92)%	2,750	1,311
0	0	0	0 %	8875-2	Hand Scan/Payroll Admin	0	1,900	1,900	100 %	2,600	2,600
0	583	583	100 %	8876	Web Site Maintenance	4,521	3,498	(1,023)	(29)%	7,000	2,479
0	0	0	0 %	8876-1	Printing & Copying	0	1,560	1,560	100 %	2,600	2,600
0	0	0	0 %	8876-2	Postage	0	375	375	100 %	500	500
0	583	583	100 %		Total Administrative	6,039	8,833	2,794	32 %	21,950	15,911
PAYROLL & BENEFITS											
10	0	(10)	0 %	8877	Ski Hill Payroll	154,113	126,000	(28,113)	(22)%	150,000	(4,113)
0	0	0	0 %	8877-1	Rec Director	0	15,799	15,799	100 %	22,572	22,572
0	0	0	0 %	8877-2	VS Salaries	98,669	116,432	17,763	15 %	144,206	45,537
0	0	0	0 %	8878	Building Manager PR	782	6,288	5,506	88 %	10,480	9,698
0	0	0	0 %	8878-1	Payroll Taxes	28,039	38,390	10,351	27 %	42,390	14,351
0	0	0	0 %	8878-2	Workers Comp	12,491	8,294	(4,197)	(51)%	15,000	2,509
0	0	0	0 %	8878-3	Ski Hill Drug Testing/Patrol	11,786	1,500	(10,286)	(686)%	13,000	1,214
2,477	2,292	(185)	(8)%	7082	Life/Medical Insurance	21,263	13,752	(7,511)	(55)%	27,500	6,237
2,487	2,292	(195)	(9)%		Total Payroll & Benefits	327,143	326,455	(688)	0 %	425,148	98,005
INSURANCE											
11,369	5,545	(5,824)	(105)%	8874	Insurance	22,461	33,270	10,809	32 %	63,961	41,500



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Jun 2025 ACTUAL	Jun 2025 BUDGET	Jun 2025 \$ VAR	Jun 2025 % VAR	ACCT	ACCOUNT DESC	Jan-Date Y-T-D ACTUAL	Jan-Date Y-T-D BUDGET	Y-T-D \$ VAR	Y-T-D % VAR	2025 TOTAL BUDGET	REMAINING TO BE SPENT
11,369	5,545	(5,824)	(105)%		Total Insurance	22,461	33,270	10,809	32 %	63,961	41,500
UTILITIES											
0	0	0	0 %	8879	Electric	0	10,000	10,000	100 %	15,000	15,000
484	0	(484)	0 %	8879-1	Gas	1,914	7,800	5,886	75 %	9,200	7,286
435	130	(305)	(235)%	8879-2	Telephone	2,144	1,720	(424)	(25)%	2,500	356
919	130	(789)	(607)%		Total Utilities	4,058	19,520	15,462	79 %	26,700	22,642
OPERATIONS											
0	0	0	0 %	8880	Uniforms	1,481	0	(1,481)	0 %	6,000	4,519
0	0	0	0 %		Total Operations	1,481	0	(1,481)	0 %	6,000	4,519
CONTRACTED SERVICES											
0	0	0	0 %	8881	Snow Removal	9,261	2,778	(6,483)	(233)%	4,631	(4,630)
0	0	0	0 %		Total Contracted Services	9,261	2,778	(6,483)	(233)%	4,631	(4,630)
REPAIRS & MAINTENANCE											
0	0	0	0 %	8882	Equipment Services	9,344	5,000	(4,344)	(87)%	5,000	(4,344)
0	0	0	0 %	8882-1	Snow Removal & Supplies	3,431	2,200	(1,231)	(56)%	3,750	319
233	0	(233)	0 %	8882-2	Maintenance Vehicles	13,385	8,000	(5,385)	(67)%	18,000	4,615
233	0	(233)	0 %		Total Repairs & Maintenance	26,161	15,200	(10,961)	(72)%	26,750	589
SKI HILL EXPENSES											
247	0	(247)	0 %	8883	Grounds	4,091	6,500	2,409	37 %	21,500	17,409
0	0	0	0 %	8883-1	Equipment Supplies	0	2,000	2,000	100 %	4,300	4,300
0	0	0	0 %	8883-2	Ski Equipment Repair	120	300	180	60 %	600	480
0	0	0	0 %	8884	Ski Hill Goods	5,288	0	(5,288)	0 %	3,000	(2,288)
0	0	0	0 %	8885	Advertising	12,271	7,500	(4,771)	(64)%	15,000	2,729
247	0	(247)	0 %		Total Ski Hill Expenses	21,771	16,300	(5,471)	(34)%	44,400	22,629
PROFESSIONAL SERVICES											
0	385	385	100 %	8886	Management Contract	0	2,305	2,305	100 %	4,640	4,640
0	385	385	100 %		Total Professional Services	0	2,305	2,305	100 %	4,640	4,640
TAXES											



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Jun 2025 ACTUAL	Jun 2025 BUDGET	Jun 2025 \$ VAR	Jun 2025 % VAR	ACCT	ACCOUNT DESC	Jan-Date Y-T-D ACTUAL	Jan-Date Y-T-D BUDGET	Y-T-D \$ VAR	Y-T-D % VAR	2025 TOTAL BUDGET	REMAINING TO BE SPENT
0	19,157	19,157	100 %	8886-1	Income & RE Tax	0	22,157	22,157	100 %	44,315	44,315
0	0	0	0 %	8886-2	Sales Tax	0	2,500	2,500	100 %	2,500	2,500
0	19,157	19,157	100 %		Total Taxes	0	24,657	24,657	100 %	46,815	46,815
OTHER EXPENSES											
287	0	(287)	0 %	8887	Credit Card Charges	12,591	15,750	3,159	20 %	19,750	7,159
287	0	(287)	0 %		Total Other Expenses	12,591	15,750	3,159	20 %	19,750	7,159
15,542	28,092	12,550	45 %		Total Ski Hill Activities Expense	430,965	465,068	34,103	7 %	690,745	259,780
(15,542)	(28,084)	12,542	45 %		Net Ski Hill Activities Income/(Loss)	160,156	122,625	37,531	31 %	(27,500)	187,656



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Jun 2025 ACTUAL	Jun 2025 BUDGET	Jun 2025 \$ VAR	Jun 2025 % VAR	ACCT	ACCOUNT DESC	Jan-Date Y-T-D ACTUAL	Jan-Date Y-T-D BUDGET	Y-T-D \$ VAR	Y-T-D % VAR	2025 TOTAL BUDGET	REMAINING TO BE SPENT
RESERVE ACTIVITY											
INCOME											
INVESTMENT INCOME											
37,167	37,167	0	0 %	9001	Budgeted Operating Fund to Reserves	261,642	223,002	38,640	17 %	446,000	(184,358)
0	40,840	(40,840)	(100)%	9002	Bdgt Oper Fnd to Res	124,720	245,040	(120,320)	(49)%	490,080	(365,360)
6,670	3,333	3,337	100 %	9025	Reserve Interest Inc	32,986	19,998	12,988	65 %	40,000	(7,014)
<u>43,837</u>	<u>81,340</u>	<u>(37,503)</u>	<u>(46)%</u>	Total Investment Income		<u>419,348</u>	<u>488,040</u>	<u>(68,692)</u>	<u>(14)%</u>	<u>976,080</u>	<u>(556,732)</u>
<u>43,837</u>	<u>81,340</u>	<u>(37,503)</u>	<u>(46)%</u>	Total Reserve Income		<u>419,348</u>	<u>488,040</u>	<u>(68,692)</u>	<u>(14)%</u>	<u>976,080</u>	<u>(556,732)</u>
EXPENSES											
ADMINISTRATIVE											
0	0	0	0 %	9101	Bank Service Fees	100	0	(100)	0 %	0	(100)
0	0	0	0 %	9160	Building Capital Expenses	88,465	92,144	3,679	4 %	137,596	49,131
0	0	0	0 %	9167	Grounds Capital Expense	9,109	28,924	19,815	69 %	160,115	151,006
0	45,000	45,000	100 %	9167-2	Grounds-Lakes, Ponds	0	90,000	90,000	100 %	90,000	90,000
275,591	250,000	(25,591)	(10)%	9173	Asphalt Capital Expense	282,961	250,000	(32,961)	(13)%	313,602	30,641
31,429	0	(31,429)	0 %	9180	Swimming Pool Capital Expense	32,179	1,004,076	971,897	97 %	1,004,076	971,897
<u>(307,020)</u>	<u>(295,000)</u>	<u>(12,020)</u>	<u>(4)%</u>	Total Administrative Expenses		<u>(412,815)</u>	<u>(1,465,144)</u>	<u>1,052,329</u>	<u>72 %</u>	<u>(1,705,389)</u>	<u>1,292,574</u>
<u>307,020</u>	<u>295,000</u>	<u>(12,020)</u>	<u>(4)%</u>	Total Reserve Expenses		<u>412,815</u>	<u>1,465,144</u>	<u>1,052,329</u>	<u>72 %</u>	<u>1,705,389</u>	<u>1,292,574</u>
<u>(263,184)</u>	<u>(213,660)</u>	<u>(49,524)</u>	<u>(23)%</u>	Net Reserve Income/(Loss)		<u>6,533</u>	<u>(977,104)</u>	<u>983,637</u>	<u>101 %</u>	<u>(729,309)</u>	<u>735,842</u>
<u>(229,377)</u>	<u>(271,078)</u>	<u>41,701</u>	<u>15 %</u>	Total Association Net Income/(Loss)		<u>230,155</u>	<u>(823,234)</u>	<u>1,053,389</u>	<u>128 %</u>	<u>(729,309)</u>	<u>959,464</u>

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	Actual Jan 2025	Actual Feb 2025	Actual Mar 2025	Actual Apr 2025	Actual May 2025	Actual Jun 2025	Budget Jul 2025	Budget Aug 2025	Budget Sep 2025	Budget Oct 2025	Budget Nov 2025	Budget Dec 2025	TOTAL	2025 TOTAL BUDGET	
OPERATING ACTIVITY															
OPERATING INCOME															
4010	Assessments - Regular	135,548	135,548	135,548	135,548	135,548	135,548	135,545	135,545	135,545	135,545	135,545	135,543	1,626,556	1,626,538
4111	Fitness Room Income	40,840	40,840	40,840	40,840	40,840	40,840	40,840	40,840	40,840	40,840	40,840	40,840	490,080	490,080
4150	Party Room Rental Fees	0	0	932	418	1,919	2,590	3,000	3,000	2,000	2,000	0	0	15,858	20,000
4160	Pool Passes	0	0	0	0	0	0	500	750	250	0	0	0	1,500	2,000
4170	Maintenance Service Inc.	0	4,280	5,752	7,250	5,137	11,718	8,333	8,333	8,333	8,333	8,333	8,337	84,139	100,000
4170-1	Volley Ball League Income	0	0	0	9,851	7,015	785	5,000	2,000	2,500	2,000	0	0	29,151	29,500
4410	Commercial Income	0	18,000	9,000	9,000	9,000	9,000	9,000	9,000	9,000	9,000	9,000	9,000	108,000	108,000
4510	Commercial Income	9,000	-9,000	0	0	0	0	0	0	0	0	0	0	0	0
4610	Checking Account Interest	0	0	0	0	0	0	3,333	3,333	3,333	3,333	3,333	3,337	20,002	40,000
	Total Operating Income	185,388	189,668	192,072	202,907	199,459	200,480	205,551	202,801	201,801	201,051	197,051	197,057	2,375,286	2,416,118
OPERATING EXPENSES															
PERSONNEL EXPENSE															
7010	Building Manager	2,399	0	0	1,549	0	1,548	0	0	0	0	0	0	5,497	0
7011	Building Manager	14,874	14,898	-2,510	7,152	7,152	7,152	6,695	6,695	6,695	6,695	6,695	6,700	88,892	80,345
7013	Special Event Payroll	0	0	0	0	0	0	1,000	1,000	0	0	500	0	2,500	4,000
7014	Rec Director	0	0	0	0	0	0	5,263	5,263	5,263	7,895	0	0	23,684	39,476
7020	Maintenance Salaries	53,337	-40,993	34,867	43,098	42,385	42,810	44,500	44,500	44,500	44,500	33,500	33,800	420,804	432,618
7065	Hand Scan/Payroll Administration	1,326	5,502	4,079	618	2,996	3,677	3,000	3,000	3,000	3,000	0	0	30,197	24,500
7081	PR Tax/Benefits	16,978	15,679	3,847	-1,998	4,047	6,052	3,083	3,083	3,083	3,083	3,083	3,087	63,107	37,000
7082	Life/Medical Insurance	3,940	5,671	2,215	2,874	4,086	2,477	2,292	2,292	2,292	2,292	2,288	2,288	35,011	27,500
7083	Life/Medical Insurance	297	-216	0	0	0	0	0	0	0	0	0	0	81	0
7084	State Unemployment Tax	438	-438	0	137	0	0	0	0	0	0	0	0	137	0
7085	Workers Comp Insurance	0	0	411	-3,760	820	1,440	604	604	604	604	604	606	2,537	7,250
7086	Medical/Life Insurance	-2,022	7,130	-982	14,192	14,761	-1,585	3,917	3,917	3,917	3,917	3,917	3,913	54,992	47,000
7088	Gifts	0	0	0	0	0	0	0	0	0	0	0	3,250	3,250	3,250
7089	Misc. Payroll Benefit	0	-6,528	709	481	443	699	333	333	333	333	333	337	-2,194	4,000
	Total Personnel Expenses	91,568	705	42,637	64,342	76,689	64,269	70,687	70,687	69,687	72,319	50,924	53,981	728,495	706,939
UTILITIES															
7210	Electricity	7,223	10,660	5,996	2,723	2,292	1,972	3,833	3,833	3,833	3,833	3,833	3,837	53,866	46,000
7220	Water Other-MHOA	10,151	1,402	2,066	1,041	1,338	2,075	2,083	2,083	2,083	2,083	2,083	2,087	30,574	25,000
7220-5	Water Reimbursement	0	0	0	0	-268	0	-250	-250	-250	-250	-250	-250	-1,768	-3,000
7230	Gas	1,774	2,042	1,838	1,165	1,029	714	1,667	1,667	1,667	1,667	1,667	1,663	18,560	20,000
	Total Utilities	19,148	14,104	9,899	4,928	4,391	4,761	7,333	7,333	7,333	7,333	7,333	7,337	101,233	88,000
BUILDING SERVICES															
7410	Scavenger Services	951	0	380	796	634	143	516	516	516	516	516	510	5,995	6,186
7420	Exterminating	0	0	0	0	1,548	0	1,400	1,380	1,380	1,380	360	0	7,448	8,500
7450	Fire Prevention	0	8,334	2,255	3,127	-1,498	0	792	792	792	792	792	788	16,966	9,500
7462	Elevator Repairs/Services	85	0	0	0	0	0	0	0	0	0	0	0	85	0
7475	Uniforms	0	0	0	0	929	1,561	0	0	0	0	0	0	2,490	4,750
	Total Building Services	1,036	8,334	2,635	3,924	1,612	1,704	2,708	2,688	2,688	2,688	1,668	1,298	32,983	28,936
BUILDING REPAIRS & MAINTENANCE															
7600	Building Repair Maint	41	322	1,854	0	100	1,095	2,583	2,583	2,583	2,583	2,583	2,587	18,914	31,000
7607	Janitorial Supplies & Maint	4,155	921	3,225	6,669	1,231	2,497	2,250	2,250	2,250	2,250	2,250	2,250	32,198	27,000
7608	Equipment Repairs	5,983	0	2,218	4,196	921	2,262	1,375	1,375	1,375	1,375	1,375	1,375	23,830	16,500
7610	Plumbing Repairs/Supplies	33	1,485	920	0	360	39	1,333	1,333	1,333	1,333	1,333	1,337	10,840	16,000
7620	Electric Repairs/Supplies	168	455	2,557	1,868	372	0	683	683	683	683	683	687	9,521	8,200
7623	Antenna/Cable Services	765	0	0	0	0	0	333	333	333	333	333	337	2,767	4,000
7632	HVAC Repairs/Supplies	0	0	10,884	0	2,949	0	500	500	500	500	500	500	16,833	6,000
7644	Glass Replacement	0	0	0	0	0	0	375	375	375	375	375	375	2,250	4,500
7647	Garage Maintenance/Repairs	1,775	0	2,158	1,273	3,196	1,424	1,500	1,500	1,500	1,500	1,500	1,500	18,827	18,000
7650	All Painting & Decorating	0	0	0	0	159	117	375	375	375	375	375	375	2,526	4,500



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		Actual	Actual	Actual	Actual	Actual	Actual	Budget	Budget	Budget	Budget	Budget	Budget	Budget	TOTAL	2025 TOTAL
		Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	Jul 2025	Aug 2025	Sep 2025	Oct 2025	Nov 2025	Dec 2025		BUDGET	
7670	Roof Repairs & Supplies	1,500	0	0	1,500	0	0	250	250	250	0	1,500	0	5,250	4,000	
	Total Building Repairs & Maint.	14,420	3,184	23,817	15,505	9,287	7,435	11,557	11,557	11,557	11,307	12,807	11,323	143,756	139,700	
COMMON AREA LANDSCAPING																
7805	Landscape Maint HOA	8,782	0	383	2,046	7,208	5,221	4,250	4,250	4,250	250	0	0	36,640	28,000	
7805-5	Landscape Reimbursement	-21,652	-21,652	-21,652	-21,652	-21,652	-21,652	-21,657	-21,657	-21,657	-21,657	-21,657	-21,657	-259,854	-259,884	
7811	Trees & Bushes	0	0	0	0	0	0	3,000	0	6,500	0	0	2,500	12,000	20,000	
7830	Lakes,Ponds&Fountains	0	0	0	7,824	319	1,949	1,500	0	0	0	0	0	11,592	17,000	
7840	Snow & Ice Removal	27,783	27,783	32,009	0	0	0	0	0	0	0	30,000	30,000	147,575	150,000	
7840-5	Snow & Ice Removal	0	-2,300	-20,050	-784	0	0	0	0	0	0	-250	-4,250	-27,634	-15,000	
7842	Snow Removal Equipment/Supplies	28,936	4,128	0	0	0	0	0	0	0	0	0	15,000	48,064	60,000	
7871	Paving	0	0	0	0	0	0	0	5,000	0	0	0	0	5,000	5,000	
	Total Common Area & Landscape	43,849	7,959	-9,310	-12,566	-14,125	-14,482	-12,907	-12,407	-10,907	-21,407	8,093	21,593	-26,618	5,116	
PROPERTY AMENITIES: POOL																
8012	Pool Supplies/Repair & Maintenance	0	0	0	5,398	459	14,416	3,000	0	3,000	0	0	0	26,273	19,000	
8030	Pool P/R, Taxes, Benefits	5,453	0	1,226	5,055	3,513	11,158	14,500	7,500	5,000	1,750	0	0	55,155	50,000	
	Total Swimming Pool	5,453	0	1,226	10,453	3,972	25,573	17,500	7,500	8,000	1,750	0	0	81,427	69,000	
PROPERTY AMENITIES: COMM. FACILITIES																
8111	Clubhouse/Recreation Repair/Mainten	92	0	0	0	998	0	500	500	500	500	0	0	3,089	10,500	
8129	Boats	0	0	0	0	0	0	0	500	0	0	0	0	500	2,000	
8130	Tennis Court Repair & Maintenance	0	0	0	0	0	0	0	500	0	0	0	0	500	1,000	
8150	Volley Ball League Expense	0	0	0	0	1,230	288	1,400	2,600	1,800	500	0	0	7,817	9,500	
	Total Prop. Amenities: Comm. Facilities	92	0	0	0	2,228	288	1,900	4,100	2,300	1,000	0	0	11,907	23,000	
GENERAL & ADMINISTRATIVE																
8501	Association Chargebacks	0	0	0	231	2,522	1,449	2,083	2,083	2,083	2,083	2,083	2,087	16,704	25,000	
8505	Management Contract	3,835	3,835	3,835	3,835	3,835	3,835	3,451	3,452	3,538	3,538	3,538	3,538	44,064	41,761	
8521	Legal Services (Assn)	925	925	925	1,025	939	925	1,025	1,025	1,025	1,025	1,025	1,025	11,814	12,300	
8530	Audit & Financial Services	0	0	0	0	0	2,012	5,000	0	4,000	5,000	0	0	16,012	19,000	
8540	Professional Services	0	0	0	0	0	0	417	417	417	417	417	413	2,498	5,000	
8550	General Office Expenses	1,382	209	3,344	1,133	399	967	458	458	458	458	458	462	10,186	5,500	
8551	Photocopy/Reproduction	1,287	146	1,333	739	369	739	692	692	692	692	692	688	8,761	8,300	
8552	Postage Expenses	123	8	73	97	93	77	188	188	188	188	188	182	1,594	2,250	
8553	Coupon Books/Lockbox Fee	38	38	38	33	33	33	35	35	35	35	35	35	421	420	
8554	Credit Card Charges	238	179	667	224	390	337	200	200	200	150	125	0	2,909	1,500	
8555	Employee Relations	16	362	139	184	306	20	125	125	125	0	0	700	2,102	1,500	
8556	Dues, Fees, & Licenses	1,234	184	780	52	319	0	458	458	458	458	458	462	5,322	5,500	
8557	Office Equipment Expense	0	0	0	0	0	0	188	188	188	188	188	182	1,122	2,250	
8558	Office Equipment Expense	0	1,390	0	0	0	0	0	0	0	0	0	0	1,390	0	
8560	Telephone/Pager Expense	547	657	1,247	1,276	215	443	458	458	458	458	458	462	7,136	5,500	
8562	Records Storage	600	-600	1,800	0	600	600	600	600	600	600	600	600	6,600	7,200	
8565	Internet/Website Expense	333	379	352	333	1,340	290	333	333	333	333	333	337	5,028	4,000	
8575	Promotions/Social Activity	751	0	440	482	2,448	0	500	500	500	500	2,000	0	8,121	8,000	
8576	Meeting Expenses	0	0	0	0	0	0	21	21	21	21	21	19	124	250	
8581	Real Estate Taxes	0	0	0	0	31,615	0	0	0	34,125	0	0	0	65,740	68,250	
8590	Interest Pd:Debt,Loans	1,332	0	6,119	0	0	7,567	1,145	1,145	1,145	1,145	1,145	1,148	21,891	13,743	
8595	Other Administrative Expense	0	160	468	0	0	0	0	0	0	0	0	0	628	0	
	Total General & Administrative	12,640	7,871	21,559	9,643	45,423	19,293	17,377	12,378	50,589	17,289	13,764	12,340	240,167	237,224	
INSURANCE																
8710	All Association Insurance	27,180	4,820	18,360	0	18,360	0	10,000	10,000	5,460	30,000	10,000	10,000	144,180	135,460	
8720	Insurance Premiums	0	0	0	0	0	0	1,242	1,242	1,242	1,242	1,242	1,239	7,449	14,901	



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	Actual Jan 2025	Actual Feb 2025	Actual Mar 2025	Actual Apr 2025	Actual May 2025	Actual Jun 2025	Budget Jul 2025	Budget Aug 2025	Budget Sep 2025	Budget Oct 2025	Budget Nov 2025	Budget Dec 2025	TOTAL	2025 TOTAL BUDGET
Total Expense	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total Cash Flow Adjustments	0	0	0											
Cash Flow Net Income/(Loss)	141,755	110,249	-95,795	19,828	13,778	33,807	-9,143	5,966	-56,062	-21,387	-42,452	-31,344	69,200	-2,100



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		Actual	Actual	Actual	Actual	Actual	Actual	Budget	Budget	Budget	Budget	Budget	Budget	TOTAL	2025 TOTAL
		Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	Jul 2025	Aug 2025	Sep 2025	Oct 2025	Nov 2025	Dec 2025		BUDGET
RESERVE ACTIVITY															
RESERVE INCOME															
9001	Budgeted Operating Fund to Reserves	0	40,000	71,501	75,807	37,167	37,167	37,167	37,167	37,167	37,167	37,167	37,163	484,640	446,000
9002	Bdgt Oper Fnd to Res	0	62,360	62,360	0	0	0	40,840	40,840	40,840	40,840	40,840	40,840	369,760	490,080
9025	Reserve Interest Inc	1,716	8,226	4,938	5,615	5,821	6,670	3,333	3,333	3,333	3,333	3,333	3,337	52,988	40,000
	Total Reserve Income	1,716	110,586	138,799	81,422	42,988	43,837	81,340	81,340	81,340	81,340	81,340	81,340	907,388	976,080
RESERVE EXPENSES															
9101	Bank Service Fees	50	50	0	0	0	0	0	0	0	0	0	0	100	0
9160	Building Capital Expenses	38,401	17,335	32,730	0	0	0	0	0	0	45,452	0	0	133,917	137,596
9167	Grounds Capital Expense	9,109	0	0	0	0	0	30,990	5,165	0	30,990	64,046	0	140,300	160,115
9167-2	Grounds-Lakes, Ponds	0	0	0	0	0	0	0	0	0	0	0	0	0	90,000
9173	Asphalt Capital Expense	0	0	0	5,570	1,800	275,591	0	0	0	63,602	0	0	346,563	313,602
9180	Swimming Pool Capital Expense	0	0	0	0	750	31,429	0	0	0	0	0	0	32,179	1,004,076
	Total Reserve Expenses	47,560	17,385	32,730	5,570	2,550	307,020	30,990	5,165	0	140,044	64,046	0	653,060	1,705,389
	Net Reserve Income/(Loss)	-45,845	93,201	106,069	75,852	40,438	-263,184	50,350	76,175	81,340	-58,704	17,294	81,340	254,328	-729,309
	Net Income/(Loss)	95,910	203,451	10,274	95,680	54,216	-229,377	41,215	82,149	25,286	-80,083	-25,150	50,508	324,080	-729,309

Unaudited and subject to review