

April	April			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	542,192	542,180	12	0 %	1,626,538 (1,084,346)
9,000	9,000	0	0 %	Bas	4410	Commercial Income	36,000	36,000	0	0 %	108,000 (72,000)
144,548	144,545	3			TOTAL	ASSESSMENT INCOME	578,192	578,180	12		1,734,538 (1,156,346)
OTHER INCOME											
418	3,000	(2,582)	(86)%	Gen	4150	Party Room Rental Fees	1,350	3,000	(1,650)	(55)%	20,000 (18,650)
0	0	0	0 %	Gen	4160	Pool Passes	0	0	0	0 %	2,000 (2,000)
7,250	8,333	(1,083)	(13)%	Gen	4170	Maintenance Service Inc.	17,282	33,332	(16,050)	(48)%	100,000 (82,718)
9,851	12,000	(2,149)	(18)%	Gen	4170-1	Volley Ball League Income	9,851	12,000	(2,149)	(18)%	29,500 (19,649)
21,652	21,657	(5)	0 %	Gen	7805-5	Landscape Reimbursement	86,608	86,628	(20)	0 %	259,884 (173,276)
784	1,000	(216)	(22)%	Gen	7840-5	Snow & Ice Removal-Charges-7840-5	23,134	10,500	12,634	120 %	15,000 8,134
0	11,145	(11,145)	(100)%	Ski	8872	Ski Hill Income	581,422	586,145	(4,723)	(1)%	661,145 (79,723)
0	0	0	0 %		8872-2	Ski Hill Goods-Income - 8872-2	0	1,500	(1,500)	(100)%	2,000 (2,000)
39,955	57,135	(17,180)			TOTAL	OTHER INCOME	719,647	733,105	(13,458)	0	1,089,529 (369,882)
INVESTMENT INCOME											
0	3,333	(3,333)	(100)%	Gen	4610	Checking Account Interest	0	13,332	(13,332)	(100)%	40,000 (40,000)
0	8	(8)	(100)%		8872-3	Interest Earned Operating	0	32	(32)	(100)%	100 (100)
0	3,341	(3,341)			TOTAL	INVESTMENT INCOME	0	13,364	(13,364)	0	40,100 (40,100)
184,503	205,021	(20,518)				Total Association Income	1,297,839	1,324,649	(26,810)		2,864,167 (1,566,328)

EXPENSES											
ADMINISTRATIVE											
618	3,000	2,382	79 %	Gen	7065	Hand Scan/Payroll Administration	11,525	6,000	(5,525)	(92)%	24,500 12,975
0	333	333	100 %	Gen	7623	Antenna/Cable Services	765	1,332	567	43 %	4,000 3,235
1,133	458	(675)	(147)%	Gen	8550	General Office Expenses	6,068	1,832	(4,236)	(231)%	5,500 (568)
1,025	1,025	0	0 %	Gen	8521	Legal Services (Assn)	3,800	4,100	300	7 %	12,300 8,500
0	5,000	5,000	100 %	Gen	8530	Audit & Financial Services	0	5,000	5,000	100 %	19,000 19,000
0	417	417	100 %	Gen	8540	Professional Services	0	1,668	1,668	100 %	5,000 5,000
739	692	(47)	(7)%	Gen	8551	Photocopy/Reproduction	3,505	2,768	(737)	(27)%	8,300 4,795
97	188	91	48 %	Gen	8552	Postage Expenses	301	752	451	60 %	2,250 1,949
33	35	2	7 %	Gen	8553	Coupon Books/Lockbox Fee	146	140	(6)	(4)%	420 274
224	300	76	25 %	Gen	8554	Credit Card Charges	1,307	300	(1,007)	(336)%	1,500 193
184	0	(184)	0 %	Gen	8555	Employee Relations	701	175	(526)	(301)%	1,500 799
52	458	406	89 %	Gen	8556	Dues, Fees, & Licenses	2,251	1,832	(419)	(23)%	5,500 3,249
0	188	188	100 %	Gen	8557	Office Equipment Expense	0	752	752	100 %	2,250 2,250
333	333	1	0 %	Gen	8565	Internet/Website Expense	1,396	1,332	(64)	(5)%	4,000 2,604
482	1,000	518	52 %	Gen	8575	Promotions/Social Activity	1,673	2,000	327	16 %	8,000 6,327
0	21	21	100 %	Gen	8576	Meeting Expenses	0	84	84	100 %	250 250
0	1,145	1,145	100 %	Gen	8590	Interest Pd:Debt,Loans	7,451	4,580	(2,871)	(63)%	13,743 6,292
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
695	583	(112)	(19)%	Ski	8876	Web Site Maintenance	4,189	2,332	(1,857)	(80)%	7,000 2,811
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)
5,615	15,176	9,562			TOTAL	ADMINISTRATIVE EXPENSES	47,223	40,414	(6,809)	0	137,363 90,140
PAYROLL & BENEFITS											
1,549	0	(1,549)	0 %	Gen	7010	Building Manager	3,948	0	(3,948)	0 %	0 (3,948)
7,152	6,695	(457)	(7)%		7011	Building Manager-7011	34,414	26,780	(7,634)	(29)%	80,345 45,931
0	0	0	0 %	Gen	7013	Special Event Payroll	0	0	0	0 %	4,000 4,000
0	5,264	5,264	100 %	Gen	7014	Rec Director	0	5,264	5,264	100 %	39,476 39,476
43,098	45,000	1,902	4 %	Gen	7020	Maintenance Salaries	90,310	98,000	7,690	8 %	432,618 342,308
(1,998)	3,083	5,081	165 %	Gen	7081	PR Tax/Benefits	34,506	12,332	(22,174)	(180)%	37,000 2,494
2,874	2,292	(582)	(25)%		7082	Life/Medical Insurance-ski-7082	14,700	9,168	(5,532)	(60)%	27,500 12,800

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							ACTUAL	BUDGET			BUDGET	TO BE
												SPENT
0	0	0	0 %	Gen	7083	Life/Medical Insurance	81	0	(81)	0 %	0	(81)
137	0	0	0 %	Not Applicable	7084	State Unemployment Tax	137	0	0	0	0	0
(3,760)	604	4,364	722 %	Gen	7085	Workers Comp Insurance	(3,349)	2,416	5,765	239 %	7,250	10,599
14,192	3,917	(10,275)	(262)%	Gen	7086	Medical/Life Insurance	18,318	15,668	(2,650)	(17)%	47,000	28,682
0	0	0	0 %	Gen	7088	Gifts	0	0	0	0 %	3,250	3,250
481	333	(148)	(44)%	Gen	7089	Misc. Payroll Benefit	(5,338)	1,332	6,670	501 %	4,000	9,338
5,055	3,500	(1,555)	(44)%	Gen	8030	Pool P/R, Taxes, Benefits	11,734	5,500	(6,234)	(113)%	50,000	38,266
0	0	0	0 %		8875-2	Hand Scan/Payroll Admin	0	1,900	1,900	100 %	2,600	2,600
13	0	(13)	0 %	Ski	8877	Ski Hill Payroll	154,093	126,000	(28,093)	(22)%	150,000	(4,093)
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
68,793	70,688	2,032			TOTAL	PAYROLL & BENEFITS	505,321	491,063	(14,121)		1,132,687	627,503
INSURANCE												
0	10,000	10,000	100 %	Gen	8710	All Association Insurance	50,360	40,000	(10,360)	(26)%	135,460	85,100
0	1,242	1,242	100 %	Bas	8720	Insurance Premiums	0	4,968	4,968	100 %	14,901	14,901
5,546	5,545	(1)	0 %	Ski	8874	Ski Hill Insurance-8874	11,092	22,180	11,088	50 %	63,961	52,869
5,546	16,787	11,241			TOTAL	INSURANCE	61,452	67,148	5,696		214,322	152,870
UTILITIES												
2,723	3,833	1,110	29 %	Gen	7210	Electricity	26,601	15,332	(11,269)	(74)%	46,000	19,399
1,041	2,083	1,042	50 %	Gen	7220	Water Other-MHOA	14,659	8,332	(6,327)	(76)%	25,000	10,341
1,165	1,667	502	30 %	Gen	7230	Gas	6,818	6,668	(150)	(2)%	20,000	13,182
1,276	458	(818)	(179)%	Gen	8560	Telephone/Pager Expense	3,727	1,832	(1,895)	(103)%	5,500	1,773
0	0	0	0 %	Ski	8879	Electric	0	10,000	10,000	100 %	15,000	15,000
238	0	(238)	0 %	Ski	8879-1	Gas ski-8879-1	1,232	7,800	6,568	84 %	9,200	7,968
77	130	53	40 %	Ski	8879-2	Telephone	1,347	1,460	113	8 %	2,500	1,153
6,520	8,171	1,651			TOTAL	UTILITIES	54,384	51,424	(2,960)		123,200	68,816
OPERATIONS												
0	0	0	0 %	Gen	7475	Uniforms	0	0	0	0 %	4,750	4,750
0	0	0	0 %	Ski	8880	Uniforms	1,481	0	(1,481)	0 %	6,000	4,519
0	0	0			TOTAL	OPERATIONS	1,481	0	(1,481)		10,750	9,269
CONTRACTED SERVICES												
0	600	600	100 %	Gen	8562	Records Storage	1,800	2,400	600	25 %	7,200	5,400
796	516	(280)	(54)%	Gen	7410	Scavenger Services	2,128	2,064	(64)	(3)%	6,186	4,058
0	0	0	0 %	Gen	7840	Snow & Ice Removal Exp.-7840	87,575	90,000	2,425	3 %	150,000	62,425
7,824	7,000	(824)	(12)%	Gen	7830	Lakes,Ponds&Fountains	7,824	7,000	(824)	(12)%	17,000	9,176
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
8,620	8,116	(504)			TOTAL	CONTRACTED SERVICES	112,019	106,442	(5,577)		188,767	76,748
REPAIRS & MAINTENANCE												
0	400	400	100 %	Gen	7420	Exterminating	0	800	800	100 %	8,500	8,500
3,127	792	(2,335)	(295)%	Gen	7450	Fire Prevention	13,716	3,168	(10,548)	(333)%	9,500	(4,216)
0	2,583	2,583	100 %	Gen	7600	Building Repair Maint	2,218	10,332	8,114	79 %	31,000	28,782
6,669	2,250	(4,419)	(196)%	Gen	7607	Janitorial Supplies & Maint	14,970	9,000	(5,970)	(66)%	27,000	12,030
4,196	1,375	(2,821)	(205)%	Gen	7608	Equipment Repairs	12,397	5,500	(6,897)	(125)%	16,500	4,103
0	1,333	1,333	100 %	Gen	7610	Plumbing Repairs/Supplies	2,438	5,332	2,894	54 %	16,000	13,562
1,868	683	(1,185)	(173)%	Gen	7620	Electric Repairs/Supplies	5,048	2,732	(2,316)	(85)%	8,200	3,152
0	500	500	100 %	Gen	7632	HVAC Repairs/Supplies	10,884	2,000	(8,884)	(444)%	6,000	(4,884)
0	375	375	100 %	Gen	7644	Glass Replacement	0	1,500	1,500	100 %	4,500	4,500
1,273	1,500	227	15 %	Gen	7647	Garage Maintenance/Repairs	5,207	6,000	793	13 %	18,000	12,793
0	375	375	100 %	Gen	7650	All Painting & Decorating	0	1,500	1,500	100 %	4,500	4,500
1,500	1,500	0	0 %	Gen	7670	Roof Repairs & Supplies	3,000	1,500	(1,500)	(100)%	4,000	1,000
2,046	2,500	454	18 %	Gen	7805	Landscape Maint HOA	11,210	6,500	(4,710)	(72)%	28,000	16,790

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ACTUAL	BUDGET	\$ VAR	% VAR			DESC	Y-T-D	Y-T-D	\$ VAR	% VAR	TOTAL	G
							ACTUAL	BUDGET			BUDGET	TO BE
												SPENT
0	5,000	5,000	100 %	Gen	7811	Trees & Bushes	0	5,000	5,000	100 %	20,000	20,000
0	5,000	5,000	100 %	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
5,398	10,000	4,602	46 %	Gen	8012	Pool Supplies/Repair & Maintenance	5,398	10,000	4,602	46 %	19,000	13,602
0	2,500	2,500	100 %	Gen	8111	Clubhouse/Recreation Repair/Mainten	92	2,500	2,409	96 %	10,500	10,409
0	0	0	0 %	Gen	8129	Boats	0	0	0	0 %	2,000	2,000
0	500	500	100 %	Gen	8130	Tennis Court Repair & Maintenance	0	500	500	100 %	1,000	1,000
0	0	0	0 %	Gen	8150	Volley Ball League Expense	0	0	0	0 %	9,500	9,500
231	2,083	1,852	89 %	Gen	8501	Association Chargebacks	231	8,332	8,101	97 %	25,000	24,769
0	0	0	0 %	Ski	8882	Equipment Services	6,495	5,000	(1,495)	(30)%	5,000	(1,495)
3,906	0	(3,906)	0 %	Ski	8882-2	Maintenance Vehicles	7,019	8,000	981	12 %	18,000	10,981
30,214	41,249	11,035			TOTAL	REPAIRS & MAINTENANCE	133,387	140,196	6,810		356,700	223,314

PROFESSIONAL SERVICES												
3,835	3,451	(384)	(11)%	Gen	8505	Management Contract	15,339	13,804	(1,535)	(11)%	41,761	26,422
0	384	384	100 %	Ski	8886	SKI-Management Contract-8886	0	1,536	1,536	100 %	4,640	4,640
3,835	3,835	0			TOTAL	PROFESSIONAL SERVICES	15,339	15,340	1		46,401	31,062

OTHER EXPENSES												
0	2,647	2,647	100 %	Gen	8807	Loan Payment	7,717	10,588	2,871	27 %	31,762	24,045
0	0	0	0 %	Not Applicable	0	Provision for Operating Cash	0	0	0	0 %	0	0
570	0	(570)	0 %	Ski	8887	SKI-Credit Card Charges-8887	12,304	15,750	3,446	22 %	19,750	7,446
570	2,647	2,077			TOTAL	OTHER EXPENSES	20,021	26,338	6,317		51,512	31,491

TAXES												
0	0	0	0 %	Bas	8581	Real Estate Taxes	0	0	0	0 %	68,250	68,250
0	0	0	0 %		8886-1	Income & RE Tax	0	3,000	3,000	100 %	44,315	44,315
0	1,500	1,500	100 %		8886-2	Sales Tax	0	2,500	2,500	100 %	2,500	2,500
0	1,500	1,500			TOTAL	TAXES	0	5,500	5,500		115,065	115,065

SKI HILL EXPENSES												
0	5,000	5,000	100 %	Ski	8883	Grounds	3,354	6,500	3,146	48 %	21,500	18,146
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
0	5,000	5,000			TOTAL	SKI HILL EXPENSES	21,033	16,300	(4,733)		44,400	23,367

RESERVE CONTRIBUTIONS												
75,807	37,167	(38,640)	(104)%	Gen	8801	Budgeted Trsf to Res	187,308	148,668	(38,640)	(26)%	446,000	258,692
75,807	37,167	(38,640)			TOTAL	Total Reserve Contributions	187,308	148,668	(38,640)		446,000	258,692

205,520	210,336	4,954				Total Association Expense	1,158,968	1,108,833	(49,997)		2,867,167	1,708,337
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RESERVE												
INVESTMENT INCOME												
75,807	75,807	75,807	75,807	Gen	9001	Budgeted Operating Fund to Reserves	187,308	148,668	38,640	26 %	446,000	(258,692)
0	0	0	0		9002	Bdgt Oper Fnd to Res - Special Pool Fund - 9002	124,720	163,360	(38,640)	(24)%	490,080	(365,360)
5,615	5,615	5,615	5,615	Gen	9025	Reserve Interest Inc	20,495	13,332	7,163	54 %	40,000	(19,505)
0	0	0	0	Not Applicable	0	Unbudgeted Trf to Reserves - Exp 9050	0	0	0	0 %	0	0
81,422	81,422	81,422			TOTAL	INVESTMENT INCOME	332,523	325,360	7,163		976,080	(643,557)

RESERVE EXPENSES												
0	0	0	0 %		9101	Bank Service Fees	100	0	(100)	0 %	0	(100)
0	42,870	42,870	100 %	Gen	9160	Building Capital Expenses-9160	88,465	42,870	(45,595)	(106)%	137,596	49,131
0	0	0	0 %	Gen	9167	Grounds Capital Expense	9,109	28,924	19,815	69 %	160,115	151,006

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							ACTUAL	BUDGET			BUDGET	TO BE
												SPENT
0	0	0	0 %	Gen	9167-2	Grounds-Lakes, Ponds	0	45,000	45,000	100 %	90,000	90,000
0	0	0	0 %	Gen	0	Plumbing-Pipe Upgrades	0	0	0	0 %	0	0
5,570	0	(5,570)	0 %	Gen	9173	Asphalt Capital Expense	5,570	0	(5,570)	0 %	313,602	308,032
0	737,562	737,562	100 %	Gen	9180	Swimming Pool Capital Expense	0	749,958	749,958	100 %	1,004,076	1,004,076
5,570	780,432	774,862			TOTAL	RESERVE EXPENSES	103,244	866,752	763,508		1,705,389	1,602,145
75,852	(699,010)	(693,440)			TOTAL	RESERVE NET INCOME/(LOSS)	229,279	(541,392)	(756,345)		(729,309)	(2,245,702)



ACCOUNT #		OPERATING FUND	RESERVE FUND	TOTAL FUNDS
CURRENT ASSETS				
CASH AND INVESTMENTS				
1060	Operating - Barrington Bank	84,230	0	84,230
1100-IC	(Due To) / Due From Reserve	(278,605)	0	(278,605)
1124	Lisle Savings 6492	54,152	0	54,152
1150	Petty Cash Fund	353	0	353
1200-IC	(Due To)/Due From Operating	0	278,605	278,605
1201-MM	Reserve Money Market Accounts	0	851,439	851,439
1230-INV	Reserve Investment Accounts	0	1,197,446	1,197,446
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	TOTAL CASH AND INVESTMENTS	(139,870)	2,327,490	2,187,619
ACCOUNTS RECEIVABLE				
1310	Accounts Receivable	249,364	0	249,364
1312	Other Accounts Receivable	2,493	0	2,493
1360	Resident Chargeback	998	0	998
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	TOTAL ACCOUNTS RECEIVABLES	252,855	0	252,855
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
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	TOTAL FIXED ASSETS	42,046	0	42,046
	TOTAL ASSETS	155,030	2,327,490	2,482,520
LIABILITIES & FUND BALANCE				
ACCOUNTS PAYABLE				
2106	Add'l Accrued Exp	4,535	0	4,535
2145	Insurance Claim Payable	2,114	0	2,114
		-----	-----	-----
	TOTAL ACCOUNTS PAYABLE	6,648	0	6,648
LOANS PAYABLE				
2980	Line of Credit	0	656,973	656,973
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	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	266,682	656,973	923,655
	FUND BALANCE			



0706 Four Lakes Village Condominium Homeowners Assn
Balance Sheet Comparison
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ACCOUNT #		OPERATING FUND	RESERVE FUND	TOTAL FUNDS
3520	Retained Earnings	(287,689)	0	(287,689)
3953	Retained Earnings	0	1,441,239	1,441,239
	CURRENT PROFIT / (LOSS)	176,037	229,278	405,315
		-----	-----	-----
	TOTAL FUND BALANCE	(111,652)	1,670,517	1,558,865
	TOTAL LIABILITIES / FUND BALANCE	155,030	2,327,490	2,482,520

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

Unaudited and subject to review



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 Income & Expense Report
 04/30/2025

Apr 2025 ACTUAL	Apr 2025 BUDGET	Apr 2025 \$ VAR	Apr 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	542,192	542,180	12	0 %	1,626,538	(1,084,346)
135,548	135,545	3	0 %		Total Assessment Income	542,192	542,180	12	0 %	1,626,538	(1,084,346)
OTHER INCOME											
418	3,000	(2,582)	(86)%	4150	Party Room Rental Fees	1,350	3,000	(1,650)	(55)%	20,000	(18,650)
0	0	0	0 %	4160	Pool Passes	0	0	0	0 %	2,000	(2,000)
7,250	8,333	(1,083)	(13)%	4170	Maintenance Service Inc.	17,282	33,332	(16,050)	(48)%	100,000	(82,718)
9,851	12,000	(2,149)	(18)%	4170-1	Volley Ball League Income	9,851	12,000	(2,149)	(18)%	29,500	(19,649)
9,000	9,000	0	0 %	4410	Commercial Income	36,000	36,000	0	0 %	108,000	(72,000)
21,652	21,657	(5)	0 %	7805-5	Landscape Reimbursement	86,608	86,628	(20)	0 %	259,884	(173,276)
784	1,000	(216)	(22)%	7840-5	Snow & Ice Removal	23,134	10,500	12,634	120 %	15,000	8,134
48,955	54,990	(6,035)	(11)%		Total Other Income	174,225	181,460	(7,235)	(4)%	534,384	(360,159)
INVESTMENT INCOME											
0	3,333	(3,333)	(100)%	4610	Checking Account Interest	0	13,332	(13,332)	(100)%	40,000	(40,000)
0	3,333	(3,333)	(100)%		Total Investment Income	0	13,332	(13,332)	(100)%	40,000	(40,000)
184,503	193,868	(9,365)	(5)%		Total General Activities Income	716,417	736,972	(20,555)	(3)%	2,200,922	(1,484,505)
GENERAL EXPENSES											
ADMINISTRATIVE											
618	3,000	2,382	79 %	7065	Hand Scan/Payroll Administration	11,525	6,000	(5,525)	(92)%	24,500	12,975
0	333	333	100 %	7623	Antenna/Cable Services	765	1,332	567	43 %	4,000	3,235
1,133	458	(675)	(147)%	8550	General Office Expenses	6,068	1,832	(4,236)	(231)%	5,500	(568)
1,025	1,025	0	0 %	8521	Legal Services (Assn)	3,800	4,100	300	7 %	12,300	8,500
0	5,000	5,000	100 %	8530	Audit & Financial Services	0	5,000	5,000	100 %	19,000	19,000
0	417	417	100 %	8540	Professional Services	0	1,668	1,668	100 %	5,000	5,000
739	692	(47)	(7)%	8551	Photocopy/Reproduction	3,505	2,768	(737)	(27)%	8,300	4,795
97	188	91	48 %	8552	Postage Expenses	301	752	451	60 %	2,250	1,949
33	35	2	7 %	8553	Coupon Books/Lockbox Fee	146	140	(6)	(4)%	420	274
224	300	76	25 %	8554	Credit Card Charges	1,307	300	(1,007)	(336)%	1,500	193
184	0	(184)	0 %	8555	Employee Relations	701	175	(526)	(301)%	1,500	799
52	458	406	89 %	8556	Dues, Fees, & Licenses	2,251	1,832	(419)	(23)%	5,500	3,249
0	188	188	100 %	8557	Office Equipment Expense	0	752	752	100 %	2,250	2,250
333	333	1	0 %	8565	Internet/Website Expense	1,396	1,332	(64)	(5)%	4,000	2,604
482	1,000	518	52 %	8575	Promotions/Social Activity	1,673	2,000	327	16 %	8,000	6,327
0	21	21	100 %	8576	Meeting Expenses	0	84	84	100 %	250	250



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Apr 2025 ACTUAL	Apr 2025 BUDGET	Apr 2025 \$ VAR	Apr 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	1,145	1,145	100 %	8590	Interest Pd:Debt,Loans	7,451	4,580	(2,871)	(63)%	13,743	6,292
0	0	0	0 %	8595	Other Administrative Expense	628	0	(628)	0 %	0	(628)
4,919	14,593	9,674	66 %		Total Administrative	41,517	34,647	(6,870)	(20)%	118,013	76,496
PAYROLL & BENEFITS											
1,549	0	(1,549)	0 %	7010	Building Manager	3,948	0	(3,948)	0 %	0	(3,948)
7,152	6,695	(457)	(7)%	7011	Building Manager	34,414	26,780	(7,634)	(29)%	80,345	45,931
0	0	0	0 %	7013	Special Event Payroll	0	0	0	0 %	4,000	4,000
0	5,264	5,264	100 %	7014	Rec Director	0	5,264	5,264	100 %	39,476	39,476
43,098	45,000	1,902	4 %	7020	Maintenance Salaries	90,310	98,000	7,690	8 %	432,618	342,308
(1,998)	3,083	5,081	165 %	7081	PR Tax/Benefits	34,506	12,332	(22,174)	(180)%	37,000	2,494
0	0	0	0 %	7083	Life/Medical Insurance	81	0	(81)	0 %	0	(81)
137	0	(137)	0 %	7084	State Unemployment Tax	137	0	(137)	0 %	0	(137)
(3,760)	604	4,364	722 %	7085	Workers Comp Insurance	(3,349)	2,416	5,765	239 %	7,250	10,599
14,192	3,917	(10,275)	(262)%	7086	Medical/Life Insurance	18,318	15,668	(2,650)	(17)%	47,000	28,682
0	0	0	0 %	7088	Gifts	0	0	0	0 %	3,250	3,250
481	333	(148)	(44)%	7089	Misc. Payroll Benefit	(5,338)	1,332	6,670	501 %	4,000	9,338
5,055	3,500	(1,555)	(44)%	8030	Pool P/R, Taxes, Benefits	11,734	5,500	(6,234)	(113)%	50,000	38,266
65,905	68,396	2,491	4 %		Total Payroll & Benefits	184,761	167,292	(17,469)	(10)%	704,939	520,178
INSURANCE											
0	10,000	10,000	100 %	8710	All Association Insurance	50,360	40,000	(10,360)	(26)%	135,460	85,100
0	1,242	1,242	100 %	8720	Insurance Premiums	0	4,968	4,968	100 %	14,901	14,901
0	11,242	11,242	100 %		Total Insurance	50,360	44,968	(5,392)	(12)%	150,361	100,001
UTILITIES											
2,723	3,833	1,110	29 %	7210	Electricity	26,601	15,332	(11,269)	(74)%	46,000	19,399
1,041	2,083	1,042	50 %	7220	Water Other-MHOA	14,659	8,332	(6,327)	(76)%	25,000	10,341
1,165	1,667	502	30 %	7230	Gas	6,818	6,668	(150)	(2)%	20,000	13,182
1,276	458	(818)	(179)%	8560	Telephone/Pager Expense	3,727	1,832	(1,895)	(103)%	5,500	1,773
6,204	8,041	1,837	23 %		Total Utilities	51,805	32,164	(19,641)	(61)%	96,500	44,695
OPERATIONS											
0	0	0	0 %	7475	Uniforms	0	0	0	0 %	4,750	4,750
0	0	0	0 %		Total Operations	0	0	0	0 %	4,750	4,750
CONTRACTED SERVICES											
0	600	600	100 %	8562	Records Storage	1,800	2,400	600	25 %	7,200	5,400
796	516	(280)	(54)%	7410	Scavenger Services	2,128	2,064	(64)	(3)%	6,186	4,058
7,824	7,000	(824)	(12)%	7830	Lakes,Ponds&Fountains	7,824	7,000	(824)	(12)%	17,000	9,176
8,620	8,116	(504)	(6)%		Total Contracted Services	11,752	11,464	(288)	(3)%	30,386	18,634



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Apr 2025 ACTUAL	Apr 2025 BUDGET	Apr 2025 \$ VAR	Apr 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	400	400	100 %	7420	Exterminating	0	800	800	100 %	8,500	8,500
3,127	792	(2,335)	(295)%	7450	Fire Prevention	13,716	3,168	(10,548)	(333)%	9,500	(4,216)
0	2,583	2,583	100 %	7600	Building Repair Maint	2,218	10,332	8,114	79 %	31,000	28,782
6,669	2,250	(4,419)	(196)%	7607	Janitorial Supplies & Maint	14,970	9,000	(5,970)	(66)%	27,000	12,030
4,196	1,375	(2,821)	(205)%	7608	Equipment Repairs	12,397	5,500	(6,897)	(125)%	16,500	4,103
0	1,333	1,333	100 %	7610	Plumbing Repairs/Supplies	2,438	5,332	2,894	54 %	16,000	13,562
1,868	683	(1,185)	(173)%	7620	Electric Repairs/Supplies	5,048	2,732	(2,316)	(85)%	8,200	3,152
0	500	500	100 %	7632	HVAC Repairs/Supplies	10,884	2,000	(8,884)	(444)%	6,000	(4,884)
0	375	375	100 %	7644	Glass Replacement	0	1,500	1,500	100 %	4,500	4,500
1,273	1,500	227	15 %	7647	Garage Maintenance/Repairs	5,207	6,000	793	13 %	18,000	12,793
0	375	375	100 %	7650	All Painting & Decorating	0	1,500	1,500	100 %	4,500	4,500
1,500	1,500	0	0 %	7670	Roof Repairs & Supplies	3,000	1,500	(1,500)	(100)%	4,000	1,000
2,046	2,500	454	18 %	7805	Landscape Maint HOA	11,210	6,500	(4,710)	(72)%	28,000	16,790
0	5,000	5,000	100 %	7811	Trees & Bushes	0	5,000	5,000	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	5,000	5,000	100 %	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
5,398	10,000	4,602	46 %	8012	Pool Supplies/Repair & Maintenance	5,398	10,000	4,602	46 %	19,000	13,602
0	2,500	2,500	100 %	8111	Clubhouse/Recreation Repair/Mainten	92	2,500	2,409	96 %	10,500	10,409
0	0	0	0 %	8129	Boats	0	0	0	0 %	2,000	2,000
0	500	500	100 %	8130	Tennis Court Repair & Maintenance	0	500	500	100 %	1,000	1,000
0	0	0	0 %	8150	Volley Ball League Expense	0	0	0	0 %	9,500	9,500
231	2,083	1,852	89 %	8501	Association Chargebacks	231	8,332	8,101	97 %	25,000	24,769
26,307	41,249	14,942	36 %		Total Repairs & Maintenance	207,446	217,196	9,750	4 %	483,700	276,254
PROFESSIONAL SERVICES											
3,835	3,451	(384)	(11)%	8505	Management Contract	15,339	13,804	(1,535)	(11)%	41,761	26,422
0	0	0	0 %	8581	Real Estate Taxes	0	0	0	0 %	68,250	68,250
3,835	3,451	(384)	(11)%		Total Professional Services	15,339	13,804	(1,535)	(11)%	110,011	94,672
OTHER EXPENSES											
0	2,647	2,647	100 %	8807	Loan Payment	7,717	10,588	2,871	27 %	31,762	24,045
0	2,647	2,647	100 %		Total Other Expenses	7,717	10,588	2,871	27 %	31,762	24,045
RESERVE CONTRIBUTIONS											
75,807	37,167	(38,640)	(104)%	8801	Budgeted Trsf to Res	187,308	148,668	(38,640)	(26)%	446,000	258,692
75,807	37,167	(38,640)	(104)%		Total Reserve Contributions	187,308	148,668	(38,640)	(26)%	446,000	258,692
(191,597)	(194,902)	3,305	2 %		Total General Activities Expense	(758,005)	(680,791)	(77,214)	(11)%	(2,176,422)	1,418,417
(7,094)	(1,034)	(6,060)	(586)%		Total General Activities Inc/(Loss)	(41,588)	56,181	(97,769)	(174)%	24,500	(66,088)



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Apr 2025 ACTUAL	Apr 2025 BUDGET	Apr 2025 \$ VAR	Apr 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	11,145	(11,145)	(100)%	8872	Ski Hill Income	581,422	586,145	(4,723)	(1)%	661,145	(79,723)
0	0	0	0%	8872-2	Ski Hill Goods	0	1,500	(1,500)	(100)%	2,000	(2,000)
0	11,145	(11,145)	(100)%		Total Other Income	581,422	587,645	(6,223)	(1)%	663,145	(81,723)
INVESTMENT INCOME											
0	8	(8)	(100)%	8872-3	Interest Earned Operating	0	32	(32)	(100)%	100	(100)
0	8	(8)	(100)%		Total Investment Income	0	32	(32)	(100)%	100	(100)
0	11,153	(11,153)	(100)%		Total Ski Hill Activites Income	581,422	587,677	(6,255)	(1)%	663,245	(81,823)
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
695	583	(112)	(19)%	8876	Web Site Maintenance	4,189	2,332	(1,857)	(80)%	7,000	2,811
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
695	583	(112)	(19)%		Total Administrative	5,706	7,667	1,961	26%	21,950	16,244
PAYROLL & BENEFITS											
13	0	(13)	0%	8877	Ski Hill Payroll	154,093	126,000	(28,093)	(22)%	150,000	(4,093)
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
2,874	2,292	(582)	(25)%	7082	Life/Medical Insurance	14,700	9,168	(5,532)	(60)%	27,500	12,800
2,886	2,292	(594)	(26)%		Total Payroll & Benefits	320,560	321,871	1,311	0%	425,148	104,588
INSURANCE											
5,546	5,545	(1)	0%	8874	Insurance	11,092	22,180	11,088	50%	63,961	52,869



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Apr 2025 ACTUAL	Apr 2025 BUDGET	Apr 2025 \$ VAR	Apr 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
5,546	5,545	(1)	0 %		Total Insurance	11,092	22,180	11,088	50 %	63,961	52,869
UTILITIES											
0	0	0	0 %	8879	Electric	0	10,000	10,000	100 %	15,000	15,000
238	0	(238)	0 %	8879-1	Gas	1,232	7,800	6,568	84 %	9,200	7,968
77	130	53	40 %	8879-2	Telephone	1,347	1,460	113	8 %	2,500	1,153
315	130	(185)	(142)%		Total Utilities	2,579	19,260	16,681	87 %	26,700	24,121
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	6,495	5,000	(1,495)	(30)%	5,000	(1,495)
0	0	0	0 %	8882-1	Snow Removal & Supplies	3,431	2,200	(1,231)	(56)%	3,750	319
3,906	0	(3,906)	0 %	8882-2	Maintenance Vehicles	7,019	8,000	981	12 %	18,000	10,981
3,906	0	(3,906)	0 %		Total Repairs & Maintenance	16,945	15,200	(1,745)	(11)%	26,750	9,805
SKI HILL EXPENSES											
0	5,000	5,000	100 %	8883	Grounds	3,354	6,500	3,146	48 %	21,500	18,146
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
0	5,000	5,000	100 %		Total Ski Hill Expenses	21,034	16,300	(4,734)	(29)%	44,400	23,366
PROFESSIONAL SERVICES											
0	384	384	100 %	8886	Management Contract	0	1,536	1,536	100 %	4,640	4,640
0	384	384	100 %		Total Professional Services	0	1,536	1,536	100 %	4,640	4,640
TAXES											



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0	0	0	0 %	8886-1	Income & RE Tax	0	3,000	3,000	100 %	44,315	44,315
0	1,500	1,500	100 %	8886-2	Sales Tax	0	2,500	2,500	100 %	2,500	2,500
0	1,500	1,500	100 %		Total Taxes	0	5,500	5,500	100 %	46,815	46,815
OTHER EXPENSES											
570	0	(570)	0 %	8887	Credit Card Charges	12,304	15,750	3,446	22 %	19,750	7,446
570	0	(570)	0 %		Total Other Expenses	12,304	15,750	3,446	22 %	19,750	7,446
13,918	15,434	1,516	10 %		Total Ski Hill Activities Expense	400,962	428,042	27,080	6 %	690,745	289,783
(13,918)	(4,281)	(9,637)	(225)%		Net Ski Hill Activities Income/(Loss)	180,460	159,635	20,825	13 %	(27,500)	207,960



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Apr 2025 ACTUAL	Apr 2025 BUDGET	Apr 2025 \$ VAR	Apr 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											
75,807	37,167	38,640	104 %	9001	Budgeted Operating Fund to Reserves	187,308	148,668	38,640	26 %	446,000	(258,692)
0	40,840	(40,840)	(100)%	9002	Bdgt Oper Fnd to Res	124,720	163,360	(38,640)	(24)%	490,080	(365,360)
5,615	3,333	2,282	68 %	9025	Reserve Interest Inc	20,495	13,332	7,163	54 %	40,000	(19,505)
<u>81,422</u>	<u>81,340</u>	<u>82</u>	<u>0 %</u>		Total Investment Income	<u>332,523</u>	<u>325,360</u>	<u>7,163</u>	<u>2 %</u>	<u>976,080</u>	<u>(643,557)</u>
<u>81,422</u>	<u>81,340</u>	<u>82</u>	<u>0 %</u>		Total Reserve Income	<u>332,523</u>	<u>325,360</u>	<u>7,163</u>	<u>2 %</u>	<u>976,080</u>	<u>(643,557)</u>
EXPENSES											
ADMINISTRATIVE											
0	0	0	0 %	9101	Bank Service Fees	100	0	(100)	0 %	0	(100)
0	42,870	42,870	100 %	9160	Building Capital Expenses	88,465	42,870	(45,595)	(106)%	137,596	49,131
0	0	0	0 %	9167	Grounds Capital Expense	9,109	28,924	19,815	69 %	160,115	151,006
0	0	0	0 %	9167-2	Grounds-Lakes, Ponds	0	45,000	45,000	100 %	90,000	90,000
5,570	0	(5,570)	0 %	9173	Asphalt Capital Expense	5,570	0	(5,570)	0 %	313,602	308,032
0	737,562	737,562	100 %	9180	Swimming Pool Capital Expense	0	749,958	749,958	100 %	1,004,076	1,004,076
<u>(5,570)</u>	<u>(780,432)</u>	<u>774,862</u>	<u>99 %</u>		Total Administrative Expenses	<u>(103,244)</u>	<u>(866,752)</u>	<u>763,508</u>	<u>88 %</u>	<u>(1,705,389)</u>	<u>1,602,145</u>
<u>5,570</u>	<u>780,432</u>	<u>774,862</u>	<u>99 %</u>		Total Reserve Expenses	<u>103,244</u>	<u>866,752</u>	<u>763,508</u>	<u>88 %</u>	<u>1,705,389</u>	<u>1,602,145</u>
<u>75,852</u>	<u>(699,092)</u>	<u>774,944</u>	<u>111 %</u>		Net Reserve Income/(Loss)	<u>229,278</u>	<u>(541,392)</u>	<u>770,670</u>	<u>142 %</u>	<u>(729,309)</u>	<u>958,587</u>
<u>95,680</u>	<u>(704,157)</u>	<u>799,837</u>	<u>114 %</u>		Total Association Net Income/(Loss)	<u>405,315</u>	<u>(324,576)</u>	<u>729,891</u>	<u>225 %</u>	<u>(729,309)</u>	<u>1,134,624</u>

Unaudited and subject to review