

Woodcreek Property Owners' Association
Profit & Loss Budget vs. Actual
January through August 2024

	Jan - Aug 24	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
Revenues				
Interest Income	278.29	600.00	-321.71	46.4%
Maintenance Fees				
POM Fees	228,029.96	235,000.00	-6,970.04	97.0%
Total Maintenance Fees	228,029.96	235,000.00	-6,970.04	97.0%
Other Fees Collected				
ACC Fines	21,202.00	5,000.00	16,202.00	424.0%
Approval Fees	24,422.00	65,000.00	-40,578.00	37.6%
49900 · Contributions	6,213.55			
Late Fees	14,053.00	10,000.00	4,053.00	140.5%
PayPal Fees Collected	1,567.29	900.00	667.29	174.1%
Resale Certificate	20,530.00	32,000.00	-11,470.00	64.2%
Statement of Account Fee	2,750.00	5,000.00	-2,250.00	55.0%
Transfer Fee	16,200.00	20,000.00	-3,800.00	81.0%
Total Other Fees Collected	106,937.84	137,900.00	-30,962.16	77.5%
Total Revenues	335,246.09	373,500.00	-38,253.91	89.8%
Total Income	335,246.09	373,500.00	-38,253.91	89.8%
Gross Profit	335,246.09	373,500.00	-38,253.91	89.8%
Expense				
Administrative Expenses				
Miscellaneous Expense	5,999.91			
Note - Sage Capital Mortgage	11,347.84	20,000.00	-8,652.16	56.7%
Note - Sage Capital Principal	1,621.12			
Office Expenses				
IT Expense	281.25	1,100.00	-818.75	25.6%
Janitorial Supplies	131.61	400.00	-268.39	32.9%
Office Equipment	0.00	2,300.00	-2,300.00	0.0%
Office Supplies	971.39	2,000.00	-1,028.61	48.6%
Postage	1,031.19	1,345.00	-313.81	76.7%
Software & Licenses	2,537.50	1,200.00	1,337.50	211.5%
Telephone & Internet	1,038.39	1,800.00	-761.61	57.7%
Webpage Maintenance	450.00	575.00	-125.00	78.3%
Total Office Expenses	6,441.33	10,720.00	-4,278.67	60.1%
Other Administrative Expenses				
Audit /Tax /Accounting				
Accounting	4,031.00	6,000.00	-1,969.00	67.2%
Audit /Tax /Accounting - Other	0.00	0.00	0.00	0.0%
Total Audit /Tax /Accounting	4,031.00	6,000.00	-1,969.00	67.2%
Insurance - D&O/Prop. Liability	12,636.10	15,000.00	-2,363.90	84.2%
Legal Fees				
Legal Fees Paid	11,632.51	30,000.00	-18,367.49	38.8%
Legal Fees - Other	6,534.50			
Total Legal Fees	18,167.01	30,000.00	-11,832.99	60.6%
Special Events	240.36	1,500.00	-1,259.64	16.0%
Worker's Compensation Insurance	250.00	250.00	0.00	100.0%
Total Other Administrative Expenses	35,324.47	52,750.00	-17,425.53	67.0%
Personnel Expense				
Contract Services	378.00	2,500.00	-2,122.00	15.1%
Employment Taxes	2,450.20	4,000.00	-1,549.80	61.3%

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6560 · Payroll Fees	96.00	1,000.00	-904.00	9.6%
Salary - Office Assistant	4,616.50	8,000.00	-3,383.50	57.7%
Salary - Office Manager	25,949.41	42,970.00	-17,020.59	60.4%
Total Personnel Expense	33,490.11	58,470.00	-24,979.89	57.3%
Total Administrative Expenses	94,224.78	141,940.00	-47,715.22	66.4%
NSF	8.00			
Other Expenditures				
Office Repairs & Maintenance	675.31	1,500.00	-824.69	45.0%
Taxes & Fees - Real Property	954.11	1,500.00	-545.89	63.6%
Utilities-Office & Entrances	3,406.15	5,000.00	-1,593.85	68.1%
Total Other Expenditures	5,035.57	8,000.00	-2,964.43	62.9%
Parks & Facilities				
Chipping & Shredding Program	6,400.00	10,000.00	-3,600.00	64.0%
Heavy Trash Pickup	0.00	8,000.00	-8,000.00	0.0%
Mow, Trim, Debris	3,641.00	7,500.00	-3,859.00	48.5%
Parks & Entrances	5,803.88	15,000.00	-9,196.12	38.7%
Tree Trimming	0.00	10,000.00	-10,000.00	0.0%
Yard of the Month	400.00	800.00	-400.00	50.0%
Total Parks & Facilities	16,244.88	51,300.00	-35,055.12	31.7%
Roads				
Road Repairs	18,500.00	30,500.00	-12,000.00	60.7%
Signs - Events	0.00	200.00	-200.00	0.0%
Signs - Roads	76.00	800.00	-724.00	9.5%
Total Roads	18,576.00	31,500.00	-12,924.00	59.0%
6999 · Uncategorized Expenses	34.85			
Total Expense	134,124.08	232,740.00	-98,615.92	57.6%
Net Ordinary Income	201,122.01	140,760.00	60,362.01	142.9%
Other Income/Expense				
Other Expense				
Land Purchase	10,830.27	10,760.00	70.27	100.7%
Capital Expenditures				
Roadways - Capital Expenditures	118,982.50	125,000.00	-6,017.50	95.2%
Total Capital Expenditures	118,982.50	125,000.00	-6,017.50	95.2%
Contingency	0.00	5,000.00	-5,000.00	0.0%
Total Other Expense	129,812.77	140,760.00	-10,947.23	92.2%
Net Other Income	-129,812.77	-140,760.00	10,947.23	92.2%
Net Income	71,309.24	0.00	71,309.24	100.0%