

## Woodcreek Property Owners' Association

## Profit &amp; Loss Budget vs. Actual

January through May 2025

06/18/25

Accrual Basis

	Jan - May 25	Budget	\$ Over Budget	% of Budget
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
<b>Revenues</b>				
Interest Income	124.79	350.00	-225.21	35.7%
<b>Maintenance Fees</b>				
POM Fees	224,758.27	235,000.00	-10,241.73	95.6%
<b>Total Maintenance Fees</b>	224,758.27	235,000.00	-10,241.73	95.6%
<b>Other Fees Collected</b>				
ACC Fines	-700.00	24,000.00	-24,700.00	-2.9%
Approval Fees	16,150.00	35,000.00	-18,850.00	46.1%
Late Fees	12,306.80	15,000.00	-2,693.20	82.0%
PayPal Fees Collected	1,983.85	1,800.00	183.85	110.2%
Resale Certificate	15,975.00	30,000.00	-14,025.00	53.3%
Statement of Account Fee	4,200.00	4,500.00	-300.00	93.3%
Transfer Fee	17,730.00	20,000.00	-2,270.00	88.7%
<b>Total Other Fees Collected</b>	67,645.65	130,300.00	-62,654.35	51.9%
<b>Total Revenues</b>	293,491.30	365,650.00	-72,158.70	80.3%
<b>Total Income</b>	293,491.30	365,650.00	-72,158.70	80.3%
<b>Gross Profit</b>	293,491.30	365,650.00	-72,158.70	80.3%
<b>Expense</b>				
<b>Administrative Expenses</b>				
Miscellaneous Expense	0.00	1,000.00	-1,000.00	0.0%
Note - Sage Capital Mortgage	8,105.60	18,500.00	-10,394.40	43.8%
<b>Office Expenses</b>				
IT Expense	187.50	1,000.00	-812.50	18.8%
Janitorial Supplies	31.39	350.00	-318.61	9.0%
Office Equipment	0.00	1,800.00	-1,800.00	0.0%
Office Supplies	1,734.96	2,000.00	-265.04	86.7%
Postage	624.15	1,400.00	-775.85	44.6%
Software & Licenses	483.37	2,750.00	-2,266.63	17.6%
Telephone & Internet	622.12	1,500.00	-877.88	41.5%
Webpage Maintenance	578.97	600.00	-21.03	96.5%
<b>Total Office Expenses</b>	4,262.46	11,400.00	-7,137.54	37.4%
<b>Other Administrative Expenses</b>				
Audit /Tax /Accounting				
Accounting	2,455.00	5,800.00	-3,345.00	42.3%
<b>Total Audit /Tax /Accounting</b>	2,455.00	5,800.00	-3,345.00	42.3%
Insurance - D&O/Prop. Liability	8,236.10	15,000.00	-6,763.90	54.9%
<b>Legal Fees</b>				
Legal Fees Paid	5,250.25	30,000.00	-24,749.75	17.5%
<b>Total Legal Fees</b>	5,279.75	30,000.00	-24,720.25	17.6%
<b>Special Events</b>				
Worker's Compensation Insurance	201.33	1,500.00	-1,298.67	13.4%
Worker's Compensation Insurance	0.00	350.00	-350.00	0.0%
<b>Total Other Administrative Expenses</b>	16,172.18	52,650.00	-36,477.82	30.7%
<b>Personnel Expense</b>				
Contract Services	480.00	1,500.00	-1,020.00	32.0%
Employment Taxes	1,643.75	4,000.00	-2,356.25	41.1%

**Woodcreek Property Owners' Association**  
**Profit & Loss Budget vs. Actual**  
**January through May 2025**

	<u>Jan - May 25</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
6560 · Payroll Fees	70.00	500.00	-430.00	14.0%
Salary - Office Assistant	3,210.00	7,000.00	-3,790.00	45.9%
Salary - Office Manager	16,981.30	42,970.00	-25,988.70	39.5%
<b>Total Personnel Expense</b>	<u>22,385.05</u>	<u>55,970.00</u>	<u>-33,584.95</u>	<u>40.0%</u>
<b>Total Administrative Expenses</b>	50,925.29	139,520.00	-88,594.71	36.5%
<b>Other Expenditures</b>				
Office Repairs & Maintenance	225.00	1,250.00	-1,025.00	18.0%
Taxes & Fees - Real Property	0.00	1,500.00	-1,500.00	0.0%
Utilities-Office & Entrances	2,220.06	5,000.00	-2,779.94	44.4%
<b>Total Other Expenditures</b>	<u>2,445.06</u>	<u>7,750.00</u>	<u>-5,304.94</u>	<u>31.5%</u>
<b>Parks &amp; Facilities</b>				
Chipping & Shredding Program	0.00	4,500.00	-4,500.00	0.0%
Heavy Trash Pickup	0.00	6,500.00	-6,500.00	0.0%
Mow, Trim, Debris	527.00	7,000.00	-6,473.00	7.5%
Parks & Entrances	6,035.00	20,000.00	-13,965.00	30.2%
Tree Trimming	0.00	7,000.00	-7,000.00	0.0%
Yard of the Month	450.00	550.00	-100.00	81.8%
<b>Total Parks &amp; Facilities</b>	<u>7,012.00</u>	<u>45,550.00</u>	<u>-38,538.00</u>	<u>15.4%</u>
<b>Roads</b>				
Road Repairs	27,505.00	30,500.00	-2,995.00	90.2%
Signs - Events	0.00	200.00	-200.00	0.0%
Signs - Roads	0.00	800.00	-800.00	0.0%
<b>Total Roads</b>	<u>27,505.00</u>	<u>31,500.00</u>	<u>-3,995.00</u>	<u>87.3%</u>
<b>Total Expense</b>	<u>88,042.88</u>	<u>224,320.00</u>	<u>-136,277.12</u>	<u>39.2%</u>
<b>Net Ordinary Income</b>	205,448.42	141,330.00	64,118.42	145.4%
<b>Other Income/Expense</b>				
Other Expense				
Capital Expenditures				
Roadways - Capital Expenditures	136,330.00	136,330.00	0.00	100.0%
<b>Total Capital Expenditures</b>	<u>136,330.00</u>	<u>136,330.00</u>	<u>0.00</u>	<u>100.0%</u>
Contingency	0.00	5,000.00	-5,000.00	0.0%
<b>Total Other Expense</b>	<u>136,330.00</u>	<u>141,330.00</u>	<u>-5,000.00</u>	<u>96.5%</u>
<b>Net Other Income</b>	<u>-136,330.00</u>	<u>-141,330.00</u>	<u>5,000.00</u>	<u>96.5%</u>
<b>Net Income</b>	<u><u>69,118.42</u></u>	<u><u>0.00</u></u>	<u><u>69,118.42</u></u>	<u><u>100.0%</u></u>