

**Woodcreek Property Owners' Association**  
**Profit & Loss Budget vs. Actual**

January through October 2024

	Jan - Oct 24	Budget	\$ Over Budget	% of Budget
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
<b>Revenues</b>				
Contributions	0.00			
Interest Income	329.80	600.00	-270.20	55.0%
<b>Maintenance Fees</b>				
POM Fees	227,111.78	235,000.00	-7,888.22	96.6%
<b>Total Maintenance Fees</b>	227,111.78	235,000.00	-7,888.22	96.6%
<b>Other Fees Collected</b>				
ACC Fines	22,082.00	5,000.00	17,082.00	441.6%
Approval Fees	31,482.00	65,000.00	-33,518.00	48.4%
Late Fees	14,103.00	10,000.00	4,103.00	141.0%
PayPal Fees Collected	1,647.09	900.00	747.09	183.0%
Resale Certificate	26,230.00	32,000.00	-5,770.00	82.0%
Statement of Account Fee	3,350.00	5,000.00	-1,650.00	67.0%
Transfer Fee	19,800.00	20,000.00	-200.00	99.0%
<b>Total Other Fees Collected</b>	118,694.09	137,900.00	-19,205.91	86.1%
<b>Total Revenues</b>	346,135.67	373,500.00	-27,364.33	92.7%
<b>Total Income</b>	346,135.67	373,500.00	-27,364.33	92.7%
<b>Gross Profit</b>	346,135.67	373,500.00	-27,364.33	92.7%
<b>Expense</b>				
<b>Administrative Expenses</b>				
Miscellaneous Expense	1,239.91			
Note - Sage Capital Mortgage	16,211.20	20,000.00	-3,788.80	81.1%
<b>Office Expenses</b>				
IT Expense	532.03	1,100.00	-567.97	48.4%
Janitorial Supplies	163.06	400.00	-236.94	40.8%
Office Equipment	0.00	2,300.00	-2,300.00	0.0%
Office Supplies	1,509.86	2,000.00	-490.14	75.5%
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	1,287.40	1,800.00	-512.60	71.5%
Webpage Maintenance	450.00	575.00	-125.00	78.3%
<b>Total Office Expenses</b>	7,511.04	10,720.00	-3,208.96	70.1%
<b>Other Administrative Expenses</b>				
Audit /Tax /Accounting				
Accounting	4,731.00	6,000.00	-1,269.00	78.9%
Audit /Tax /Accounting - Other	0.00	0.00	0.00	0.0%
<b>Total Audit /Tax /Accounting</b>	4,731.00	6,000.00	-1,269.00	78.9%
Insurance - D&O/Prop. Liability	12,636.10	15,000.00	-2,363.90	84.2%
<b>Legal Fees</b>				
Legal Fees Paid	12,421.89	30,000.00	-17,578.11	41.4%
Legal Fees Reimbursed	-702.00			
Legal Fees - Other	6,534.50			
<b>Total Legal Fees</b>	18,254.39	30,000.00	-11,745.61	60.8%
<b>Special Events</b>	800.89	1,500.00	-699.11	53.4%
<b>Worker's Compensation Insurance</b>	250.00	250.00	0.00	100.0%
<b>Total Other Administrative Expenses</b>	36,672.38	52,750.00	-16,077.62	69.5%
<b>Personnel Expense</b>				
Contract Services	378.00	2,500.00	-2,122.00	15.1%
Employment Taxes	3,072.55	4,000.00	-927.45	76.8%
6560 - Payroll Fees	796.38	1,000.00	-203.62	79.6%
Salary - Office Assistant	5,816.50	8,000.00	-2,183.50	72.7%
Salary - Office Manager	32,741.93	42,970.00	-10,228.07	76.2%
<b>Total Personnel Expense</b>	42,805.36	58,470.00	-15,664.64	73.2%
<b>Total Administrative Expenses</b>	104,439.89	141,940.00	-37,500.11	73.6%
<b>NSF</b>	8.00			

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	Jan - Oct 24	Budget	\$ Over Budget	% of Budget
<b>Other Expenditures</b>				
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	4,229.81	5,000.00	-770.19	84.6%
<b>Total Other Expenditures</b>	5,859.23	8,000.00	-2,140.77	73.2%
<b>Parks &amp; Facilities</b>				
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	4,279.00	7,500.00	-3,221.00	57.1%
Parks & Entrances	10,279.94	15,000.00	-4,720.06	68.5%
Tree Trimming	0.00	10,000.00	-10,000.00	0.0%
Yard of the Month	400.00	800.00	-400.00	50.0%
<b>Total Parks &amp; Facilities</b>	21,358.94	51,300.00	-29,941.06	41.6%
<b>Roads</b>				
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%
<b>Total Roads</b>	18,576.00	31,500.00	-12,924.00	59.0%
<b>6999 - Uncategorized Expenses</b>	59.85			
<b>Total Expense</b>	150,301.91	232,740.00	-82,438.09	64.6%
<b>Net Ordinary Income</b>	195,833.76	140,760.00	55,073.76	139.1%
<b>Other Income/Expense</b>				
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%
<b>Total Capital Expenditures</b>	118,982.50	125,000.00	-6,017.50	95.2%
<b>Contingency</b>	0.00	5,000.00	-5,000.00	0.0%
<b>Total Other Expense</b>	129,812.77	140,760.00	-10,947.23	92.2%
<b>Net Other Income</b>	-129,812.77	-140,760.00	10,947.23	92.2%
<b>Net Income</b>	<u>66,020.99</u>	<u>0.00</u>	<u>66,020.99</u>	<u>100.0%</u>