

Raintree Villa's Homeowners Association
Profit & Loss Operating Current Month
 October 2016

	Oct 16
Ordinary Income/Expense	
Income	
Maintenance Fee	
Maintenance Fees-1250 sq ft	3,800.00
Maintenance Fees-1450 sq ft	9,388.00
Maintenance Fees-1550 sq ft	2,356.00
Maintenance Fees-1725 sq ft	828.00
Maintenance Fees-1850 sq ft	4,146.00
Total Maintenance Fee	20,518.00
Total Income	20,518.00
Gross Profit	20,518.00
Expense	
Administrative	
Legal fees	41.00
Management fees	565.00
Total Administrative	606.00
Lawn Maintenance	
Mowing	7,440.00
Tree Trimming/Prune	80.00
Total Lawn Maintenance	7,520.00
Repairs & Maintenance	
Roof Repairs	1,125.00
Total Repairs & Maintenance	1,125.00
Utilities	
Trash	916.16
Water	468.35
Total Utilities	1,384.51
Total Expense	10,635.51
Net Ordinary Income	9,882.49
Net Income	9,882.49

Maintenance Fee Total: \$20,518.00
 Deposit Detail Total: \$19,822.00
 Difference: \$696.00

Griffith 4th quarter dues paid in 3rd quarter: \$348
 Stevens 4 quarter dues paid in 3rd quarter: \$348
 \$696

Raintree Villa's Homeowners Association
Profit & Loss Budget vs. Actual Operating Account YTD
January through October 2016

	Jan - Oct 16	Budget
Ordinary Income/Expense		
Income		
Activities Income	488.00	400.00
Finance Charges	148.72	150.00
Maintenance Fee		
Maintenance Fees-1250 sq ft	25,700.15	28,800.00
Maintenance Fees-1450 sq ft	74,709.53	86,304.00
Maintenance Fees-1550 sq ft	14,260.00	14,880.00
Maintenance Fees-1725 sq ft	2,898.00	3,312.00
Maintenance Fees-1850 sq ft	30,342.00	35,520.00
Total Maintenance Fee	147,909.68	168,816.00
Other Income	276.05	
Total Income	148,822.45	169,366.00
Gross Profit	148,822.45	169,366.00
Expense		
Administrative		
Accounting & Tax Fees	350.00	250.00
Activities	473.45	900.00
Bank Service Charges	0.00	25.00
Communications	104.50	100.00
Filing Fees	32.50	200.00
Insurance	232.00	300.00
Legal fees	1,091.00	
Management fees	5,650.00	7,000.00
Printing/Office Supplies	142.98	150.00
Safety Deposit Box	5.00	5.00
Taxes Fed & State	0.00	300.00
Website	90.00	90.00
Total Administrative	8,171.43	9,320.00
Lawn Maintenance		
Core Aeration	0.00	3,000.00
Fertilization	10,335.00	11,600.00
Grub Control	0.00	2,400.00
Gutter/Hedge Apple	0.00	2,000.00
Insect Control	0.00	2,400.00
Irrigation	14,765.70	12,600.00
Leaf Clean up	0.00	2,800.00
Monument Clean up	0.00	300.00
Mowing	49,801.50	53,940.00
Mulch	5,610.00	5,000.00
Shrub Trimming	4,780.00	4,600.00
Snow Removal	0.00	12,000.00
Tree Trimming/Prune	3,000.00	3,000.00
Tree/Shrub Insecticide	0.00	1,000.00
Tree/Shrub Replacement	360.00	3,500.00
Total Lawn Maintenance	88,652.20	120,140.00
Repairs & Maintenance		
Building Repairs	1,735.00	2,000.00
Gutter Repairs	1,285.00	2,000.00
Painting	5,106.00	16,000.00
Roof Repairs	1,720.00	1,000.00
Stucco Repair	87.50	1,000.00
Wrought Iron	0.00	3,000.00
Total Repairs & Maintenance	9,933.50	25,000.00
Utilities		
Trash	9,161.60	12,000.00
Water	3,805.88	3,200.00
Total Utilities	12,967.48	15,200.00

Raintree Villa's Homeowners Association
Profit & Loss Budget vs. Actual Operating Account YTD
January through October 2016

	<u>Jan - Oct 16</u>	<u>Budget</u>
Total Expense	119,724.61	169,660.00
Net Ordinary Income	29,097.84	-294.00
Net Income	<u>29,097.84</u>	<u>-294.00</u>