

Raintree Villa's Homeowners Association
Profit & Loss Operating Current Month
February 2019

	Feb 19
Ordinary Income/Expense	
Income	
Finance Charges	26.33
Legal Fees	300.00
Maintenance Fee	
Maintenance Fees-1250 sq ft	2,798.88
Maintenance Fees-1450 sq ft	3,828.00
Maintenance Fees-1550 sq ft	1,116.00
Maintenance Fees-1725 sq ft	414.00
Maintenance Fees-1850 sq ft	2,076.00
Total Maintenance Fee	10,232.88
Total Income	10,559.21
Gross Profit	10,559.21
Expense	
Administrative	
Accounting & Tax Fees	325.00
Legal fees	131.25
Management fees	565.00
Printing/Office Supplies	20.98
Total Administrative	1,042.23
Lawn Maintenance	
Dirt Work	190.00
Snow Removal	3,700.00
Tree Trimming/Uplift	2,800.00
Total Lawn Maintenance	6,690.00
Repairs & Maintenance	
Roof Repairs	675.00
Total Repairs & Maintenance	675.00
Utilities	
Trash	917.41
Water	16.25
Total Utilities	933.66
Total Expense	9,340.89
Net Ordinary Income	1,218.32
Net Income	1,218.32

Raintree Villa's Homeowners Association
Profit & Loss Budget vs. Actual Operating Account YTD
 January through February 2019

	<u>Jan - Feb 19</u>	<u>Budget</u>
Ordinary Income/Expense		
Income		
Finance Charges	64.68	
Legal Fees	300.00	
Maintenance Fee		
Maintenance Fees-1250 sq ft	5,898.88	3,312.00
Maintenance Fees-1450 sq ft	14,468.00	17,856.00
Maintenance Fees-1550 sq ft	2,604.00	28,800.00
Maintenance Fees-1725 sq ft	828.00	35,520.00
Maintenance Fees-1850 sq ft	6,372.00	86,304.00
Total Maintenance Fee	<u>30,170.88</u>	<u>171,792.00</u>
Total Income	<u>30,535.56</u>	<u>171,792.00</u>
Gross Profit	30,535.56	171,792.00
Expense		
Administrative		
Accounting & Tax Fees	325.00	400.00
Activities	0.00	900.00
Communications	93.10	120.00
Filing Fees	0.00	150.00
Insurance	812.00	1,000.00
Legal fees	218.75	1,500.00
Management fees	1,130.00	7,000.00
Printing/Office Supplies	40.47	150.00
Safety Deposit Box	0.00	25.00
Survey	1,300.00	
Website	0.00	90.00
Total Administrative	<u>3,919.32</u>	<u>11,335.00</u>
Lawn Maintenance		
Core Aeration	0.00	4,500.00
Dirt Work	190.00	
Fertilization	0.00	9,280.00
General Clean Up	10.25	
Gutter Cleanout	1,645.00	4,000.00
Insect Control	0.00	5,000.00
Irrigation	0.00	23,000.00
Leaf Clean up	3,060.00	3,600.00
Monument Cleaning/Plants	0.00	700.00
Mowing	0.00	57,660.00
Mulch	0.00	5,000.00
Shrub Trimming	0.00	4,800.00
Snow Removal	7,500.00	12,000.00
Tree Trimming/Uplift	2,800.00	9,500.00
Tree/Shrub Replacement	0.00	4,000.00
Verticut	0.00	5,000.00
Weed Control	0.00	2,320.00
Total Lawn Maintenance	<u>15,205.25</u>	<u>150,360.00</u>
Repairs & Maintenance		
Non-Budgeted Repairs	0.00	3,500.00
Painting	0.00	30,000.00
Roof Repairs	675.00	
Total Repairs & Maintenance	<u>675.00</u>	<u>33,500.00</u>
Utilities		
Trash	1,834.82	12,000.00
Water	32.34	4,500.00
Total Utilities	<u>1,867.16</u>	<u>16,500.00</u>

Raintree Villa's Homeowners Association
Profit & Loss Budget vs. Actual Operating Account YTD
January through February 2019

	<u>Jan - Feb 19</u>	<u>Budget</u>
Total Expense	21,666.73	211,695.00
Net Ordinary Income	8,868.83	-39,903.00
Net Income	<u>8,868.83</u>	<u>-39,903.00</u>