

Fiscal Year Budget

Property: Second Jefferson Green HOA
Monthly recap As of 01/01/22 Profit and Loss

	JAN 22	FEB 22	MAR 22	APR 22	MAY 22	JUN 22	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	TOTAL
INCOME													
4100 Rental Income (non-posting)													
4105 Garage /Parking	0	50	0	50	0	50	0	50	0	50	0	50	250
4107 Association Dues	53,760	53,760	53,760	53,760	53,760	53,760	53,760	53,760	53,760	53,760	53,760	53,760	645,120
4110 NSF Fees	50	0	0	50	0	50	0	0	0	50	0	0	200
4111 Late Fees	250	250	250	250	250	250	250	250	250	250	250	250	3,000
4100 Total Rental Income (non-pc)	54,060	54,060	54,010	54,110	54,010	54,060	54,060	54,060	54,010	54,110	54,010	54,010	648,570
4500 Misc Income (non-posting)													
4501 Interest Income	3	3	3	3	3	3	3	3	3	3	3	3	35
4500 Total Misc Income (non-post)	3	3	3	3	3	3	3	3	3	3	3	3	35
TOTAL INCOME	54,063	54,063	54,013	54,113	54,013	54,063	54,063	54,063	54,013	54,113	54,013	54,013	648,605
EXPENSE													
5100 Repairs & Maintenance Expense													
5112 Paint	25	0	0	25	0	25	25	0	0	25	0	0	100
5113 Drywall Repairs	100	100	100	100	100	100	100	100	100	100	100	100	1,200
5117 Maintenance Supplies	0	25	25	25	25	25	25	25	25	25	25	0	250
5125 Fire & Life Safety	0	0	0	0	0	500	0	0	500	0	0	0	1,000
5126 Common Area Exterior Rep	0	0	0	0	0	25	25	25	0	0	0	0	75
5135 Painting Labor	0	0	0	0	0	0	0	25	0	0	0	0	25
5170 Extermination	0	0	0	0	0	250	0	0	0	0	0	0	500
5100 Total Repairs & Maintenance	125	125	125	150	125	650	425	175	625	150	125	350	3,150
5350 Licenses and Fees	0	0	0	0	0	0	0	0	40	10	0	0	50
5600 Administrative (non-posting)	0	0	0	0	0	0	0	0	0	0	0	0	0
5601 Supplies	0	0	0	0	0	25	25	0	0	0	0	0	50
5605 Postage	50	50	50	50	50	50	50	50	50	50	50	50	600
5606 HOA Management Fee	2,016	2,016	2,016	2,016	2,016	2,016	2,016	2,016	2,016	2,016	2,016	2,016	24,192
5607 Copies/Printing	100	100	100	100	100	100	100	100	100	100	100	100	1,200
5608 Administrative	175	175	175	175	175	175	175	175	175	175	175	175	2,100
5609 Meeting Expense	0	0	0	0	0	0	0	0	0	0	0	0	500
5611 HOA Legal Fees	167	167	167	167	167	167	167	167	167	167	167	167	2,000
5614 Accounting	0	0	0	0	2,575	0	0	0	0	0	0	0	2,575
5617 HOA Insurance	13,214	13,214	13,214	13,214	13,214	13,214	13,214	13,214	13,214	13,214	0	0	132,144
5618 D & O Insurance	0	0	0	0	0	0	0	0	0	0	2,500	0	2,500
5623 Reserve Transfer	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,563	186,734
5600 Total Administrative (non-po	31,283	31,283	31,283	31,283	33,858	31,308	31,308	31,283	31,283	31,283	20,569	18,571	354,595
5650 Bank Fees	15	15	15	15	15	15	15	15	15	15	15	15	175

	JAN 22	FEB 22	MAR 22	APR 22	MAY 22	JUN 22	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	TOTAL
6100 Building Maintenance (non-pos)													
6101 Exterior Bldg Maintenance	200	200	200	200	200	200	200	200	200	200	200	200	2,400
6102 Roof/Gutter Maintenance	0	0	1,500	0	0	1,500	0	0	1,500	0	0	500	5,000
6103 Garage Doors	375	375	375	375	375	375	375	375	375	375	375	375	4,500
6104 Light Maintenance	275	175	175	275	175	175	175	175	275	175	175	275	2,500
6105 Plumbing Repairs	250	250	250	250	250	250	250	250	250	250	250	250	3,000
6106 Keys	25	25	25	25	25	25	25	25	25	25	0	0	250
6107 Signs	0	0	0	0	0	100	0	0	0	0	0	0	100
6110 HOA Maintenance Repairs	0	0	0	0	100	0	0	0	0	0	0	0	100
6100 Total Building Maintenance	1,125	1,025	2,525	1,125	1,125	2,625	1,025	1,025	2,625	1,025	1,000	1,600	17,850
7000 Grounds & Landscaping (non-f)													
7001 Landscape Maint Contract	0	0	0	4,313	4,313	4,313	4,313	4,313	4,313	4,313	4,313	0	34,500
7002 Snow Removal	5,000	3,000	11,500	5,500	0	0	0	0	0	5,000	5,000	15,000	50,000
7003 Irrigation Maintenance	0	0	0	1,875	1,875	1,875	1,875	1,875	1,875	1,875	1,875	0	15,000
7004 Tree/Strub Maint.	0	0	0	5,000	0	0	0	0	5,000	0	0	0	10,000
7006 General Maintenance	125	125	125	125	125	125	125	125	125	125	125	125	1,500
7020 Pet Services	250	250	250	125	125	125	125	125	125	125	125	250	2,000
7030 General Grounds Misc	0	0	50	50	50	50	50	50	50	50	50	50	500
7000 Total Grounds & Landscapir	5,375	3,375	11,925	16,988	6,488	6,488	6,488	6,488	11,488	11,488	11,488	15,425	113,500
8000 Pool & Cabana (non-osting)													
8001 Pool Contract	0	0	0	0	1,400	1,400	1,400	1,400	1,400	0	0	0	7,000
8002 Pool Supplies	0	0	0	0	1,500	1,500	1,500	1,500	0	0	0	0	6,000
8003 Pool Phone	290	290	290	290	290	290	290	290	290	290	290	290	3,480
8004 General Pool Maintenance	104	107	107	107	407	407	407	407	107	108	108	108	2,480
8010 Cabana Maintenance	0	0	0	0	1,000	0	0	0	1,000	0	0	0	2,000
8000 Total Pool & Cabana (non-osting)	394	397	397	397	4,597	3,597	3,597	3,597	2,797	398	398	398	20,960
8300 HOA Utilities (non-posting)													
8302 Electricity	799	799	799	799	799	799	799	799	799	799	799	799	9,587
8303 Water/Sewer	7,923	7,923	7,923	7,923	7,923	7,923	7,923	7,923	7,923	7,923	7,923	7,923	95,073
8304 Trash	1,958	1,958	1,958	1,958	1,958	1,958	1,958	1,958	1,958	1,958	1,958	1,958	23,500
8305 Storm Water	0	0	0	0	0	0	0	0	0	0	0	8,965	8,965
8306 Gas	50	50	50	50	50	200	200	200	200	50	50	50	1,200
8300 Total HOA Utilities (non-pos)	10,730	10,730	10,730	10,730	10,730	10,880	10,880	10,880	10,880	10,730	10,730	19,695	138,325
TOTAL EXPENSE	49,046	46,949	56,999	60,687	56,937	55,562	53,737	53,462	59,752	55,098	44,323	56,053	648,605
NOI	5,017	7,114	-2,986	-6,574	-2,924	-1,499	326	601	-5,739	-985	9,689	-2,040	0
NOI INCOME													
9000 Reserve Income													
9001 Reserve Contribution	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,563	186,734
9000 Total Reserve Income	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,563	186,734

	JAN 22	FEB 22	MAR 22	APR 22	MAY 22	JUN 22	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	TOTAL
TOTAL N/O INCOME	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	186,734
N/O EXPENSE													
9200 Reserve Expenses													
9202 Decks	0	0	0	0	0	5,000	0	0	0	0	0	0	5,000
9203 Water Line Repair	0	0	0	0	10,000	0	0	0	10,000	0	0	0	20,000
9208 Plumbing	0	0	0	0	5,000	0	0	5,000	0	0	0	0	10,000
9230 Cabana	0	0	0	3,500	0	0	0	0	0	0	0	0	3,500
9200 Total Reserve Expenses	0	0	0	3,500	15,000	5,000	0	5,000	10,000	0	0	0	38,500
9500 Capital Items													
9510 Concrete Replacement	0	0	2,500	0	0	0	0	0	0	0	0	0	2,500
9540 Capital Exterior	0	2,500	0	0	0	2,500	0	0	0	0	0	0	5,000
9500 Total Capital Items	0	2,500	2,500	0	0	2,500	0	0	0	0	0	0	7,500
TOTAL N/O EXPENSE	0	2,500	2,500	3,500	15,000	7,500	0	5,000	10,000	0	0	0	46,000
NET INCOME	20,578	20,175	10,075	5,487	-2,363	6,562	15,887	11,162	-178	14,576	25,250	13,523	140,734

NET INCOME SUMMARY

	JAN 22	FEB 22	MAR 22	APR 22	MAY 22	JUN 22	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	TOTAL
Income	54,063	54,063	54,013	54,113	54,013	54,063	54,063	54,063	54,013	54,113	54,013	54,013	648,605
Expense	-49,046	-46,949	-56,999	-60,687	-56,937	-55,562	-53,737	-53,462	-59,752	-55,098	-44,323	-56,053	-648,605
Net Operating Income	5,017	7,114	-2,986	-6,574	-2,924	-1,499	326	601	-5,739	-985	9,689	-2,040	0
Non Operating Income	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,561	15,563	186,734
Non Operating Expense	0	-2,500	-2,500	-3,500	-15,000	-7,500	0	-5,000	-10,000	0	0	0	-46,000
NET INCOME	20,578	20,175	10,075	5,487	-2,363	6,562	15,887	11,162	-178	14,576	25,250	13,523	140,734

