

		2026	2026	2026	2026	Fav(UnFav)
		Budget	Jan - TD	Prj.Remain	Projected	Variance
<b>Income:</b>						
	Assessments	\$45,390.73	\$45,390.73	\$ -	\$45,390.73	\$ -
	Late Fee on Assessments	\$ -	\$ 197.40	\$ -	\$ 197.40	\$ 197.40
	Interest	\$ 4,000.00	\$ 1,065.02	\$ 2,934.98	\$ 4,000.00	\$ -
	<b>Total Income</b>	<b>\$49,390.73</b>	<b>\$46,653.15</b>	<b>\$ 2,934.98</b>	<b>\$49,588.13</b>	<b>\$ 197.40</b>
<b>Expenses:</b>						
<b>Meetings</b>						
	Annual Meeting	\$ 100.00	\$ -	\$ 100.00	\$ 100.00	\$ -
<b>Professional Fees:</b>		<b>\$ 8,808.00</b>	<b>\$ 6,009.45</b>	<b>\$ 2,798.55</b>	<b>\$ 8,212.00</b>	<b>\$ 596.00</b>
	Accountant	\$ 565.00	\$ -	\$ 565.00	\$ 565.00	\$ -
	Advertising	\$ 185.00	\$ 47.45	\$ 137.55	\$ 185.00	\$ -
	Attorney	\$ 1,500.00	\$ -	\$ 1,500.00	\$ 1,500.00	\$ -
	Insurance (Liability & Bond)	\$ 6,558.00	\$ 5,962.00	\$ -	\$ 5,962.00	\$ 596.00
	Reserve Analysis	\$ -	\$ -	\$ -	\$ -	\$ -
<b>Utilities:</b>		<b>\$ 445.00</b>	<b>\$ 102.29</b>	<b>\$ 342.71</b>	<b>\$ 445.00</b>	<b>\$ -</b>
<b>Maintenance:</b>		<b>\$ 19,315.00</b>	<b>\$ -</b>	<b>\$ 19,315.00</b>	<b>\$ 19,315.00</b>	<b>\$ -</b>
	Mowing of Ponds	\$ 5,775.00	\$ -	\$ 5,775.00	\$ 5,775.00	\$ -
	Routine Pond Maintenance	\$ 5,500.00	\$ -	\$ 5,500.00	\$ 5,500.00	\$ -
	Mowing: sign and common areas	\$ 3,290.00	\$ -	\$ 3,290.00	\$ 3,290.00	\$ -
	Landscaping - Sign	\$ 2,750.00	\$ -	\$ 2,750.00	\$ 2,750.00	\$ -
	Maintenance Sign/ Landscaping	\$ 2,000.00	\$ -	\$ 2,000.00	\$ 2,000.00	\$ -
				\$ -	\$ -	\$ -
<b>Office Supplies</b>						
	Ink, Paper, Envelopes	\$ 400.00	\$ 29.35	\$ 370.65	\$ 400.00	\$ -
<b>Website</b>		<b>\$ 230.00</b>	<b>\$ 280.99</b>	<b>\$ -</b>	<b>\$ 280.99</b>	<b>\$ (50.99)</b>
<b>Postage &amp; Delivery</b>		<b>\$ 685.00</b>	<b>\$ 78.00</b>	<b>\$ 607.00</b>	<b>\$ 685.00</b>	<b>\$ -</b>
	Stamps	\$ 413.00	\$ 78.00	\$ 335.00	\$ 413.00	\$ -
	Certified Letters	\$ 25.00	\$ -	\$ 25.00	\$ 25.00	\$ -
	P.O. Box	\$ 247.00	\$ -	\$ 247.00	\$ 247.00	\$ -
<b>Welcome/ Social</b>		<b>\$ 300.00</b>	<b>\$ -</b>	<b>\$ 300.00</b>	<b>\$ 300.00</b>	<b>\$ -</b>
<b>Taxes:</b>		<b>\$ 1,595.03</b>	<b>\$ 1,519.00</b>	<b>\$ -</b>	<b>\$ 1,519.00</b>	<b>\$ 76.03</b>
	Federal	\$ 1,251.00	\$ 1,172.00	\$ -	\$ 1,172.00	\$ 79.00
	State	\$ 344.03	\$ 347.00	\$ -	\$ 347.00	\$ (2.97)
<b>Total Expenses</b>		<b>\$31,878.03</b>	<b>\$ 8,019.08</b>	<b>\$ 23,858.95</b>	<b>\$31,256.99</b>	<b>\$ 621.04</b>
<b>Total Reserve (Income - Expenses)</b>		<b>\$17,512.70</b>	<b>\$38,634.07</b>	<b>\$ (20,923.97)</b>	<b>\$ 18,331.14</b>	<b>\$ 818.44</b>