

Income Statement

Town & Country Village HOA, Inc.

From 07/01/2024 - 09/30/2024

Name	July 24 - Sept 24	Budget	Over/Under
Revenue			
Revenue			
410001 - Monthly Dues	714,326.00	630427.50	83898.50
410002 - Assessments/Fines	150.00	0.00	150.00
410003 - Late Fees & Interest	5,627.17	2500.00	3127.17
410004 - Transfer Fees	5,516.00	2500.00	3016.00
410005 - Operating Fund Interest	768.10	0.00	768.10
410007 - Allocable Revenue	3,241.66	0.00	3241.66
Total: Revenue	729,628.93	635427.50	94201.43
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Expense			
Personnel			
611001 - HOA Manager Wages	22,250.01	22250.00	0.01
611002 - ARC Inspector Wages	1,022.48	2000.00	-977.52
611003 - Office Assistant Wages	685.00	2200.00	-1515.00
611004 - Townhome Mtn Wages	2,756.25	2000.00	756.25
611005 - Grounds Mtn Wages	0.00	2100.00	-2100.00
611006 - Pool Mtn Wages	242.08	500.00	-257.92
Total: Personnel	26,955.82	31050.00	-4094.18
Payroll Expenses			
611200 - Payroll Expenses	2,261.17	2500.00	-238.83
Total: Payroll Expenses	2,261.17	2500.00	-238.83
Benefits			
611301 - Retirement	277.50	810.00	-532.50
611302 - Employee Health Insurance	750.00	750.00	0.00
Total: Benefits	1,027.50	1560.00	-532.50
Legal			
612001 - Consulting/Review	898.00	597.00	301.00
612002 - Legal Collection Costs Attorney		300.00	-300.00
612003 - Legal Costs Other	2,109.50	1360.00	749.50
Total: Legal	3,007.50	2257.00	750.50
Insurance Premiums			
6-13001 - Property Insurance		235737.50	-235737.50
613002 - Workman's Comp		1250.00	-1250.00
613003 - Office Rental Insurance	724.50	250.00	474.50
Total: Insurance Premiums	724.50	237237.50	-236513.00
Transfer to Insurance Money Market	212,000.01		212000.01
Transfer to Reserves			
614000 - Transfer to Reserve Account	84,933.00	84933.00	0.00
Total: Transfer to Reserves	84,933.00	84933.00	0.00
Administrative (Other than Emp)			
61460 - Computer Expenses	3,105.57	3000.00	105.57
615001 - Postage, Office Supplies	389.97	875.00	-485.03
615003 - Office Equipment	222.76	375.00	-152.24
615004 - General Supplies		375.00	-375.00
615005 - Office Rental	2,916.00	2916.00	0.00
615006 - Other/Misc	2,668.09	1000.00	1668.09
615007 - Audit			0.00
615008 - Bank Fees	3,376.24	3000.00	376.24
615009 - Community Events	(687.95)	750.00	-1437.95
615021 - Telephone and Pager	329.85	750.00	-420.15

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61750 - Printing Costs	205.16	900.00	-694.84
Internet			0.00
615023 - Office Internet	1,039.44	375.00	664.44
615024 - Pool Internet	290.22	291.00	-0.78
Total: Internet	1,329.66	666.00	663.66
Total: Administrative (Other than Emp)	13,855.35	14607.00	-751.65
Building Maintenance			
620001 - Contractor Labor	1,771.00	7500.00	-5729.00
62002 - Materials		1000.00	-1000.00
620003 - Roof Repairs	276.42	750.00	-473.58
620004 - Lighting Mainteneace	177.35	500.00	-322.65
620005 - Pest Control	2,004.22	250.00	1754.22
620006 - Painting		500.00	-500.00
620007 - Contractor Total Job	159.00	1000.00	-841.00
Total: Building Maintenance	4,387.99	11500.00	-7112.01
Grounds Maintenance			
630001 - Landscape Contract	43,395.00	30430.00	12965.00
630002 - Irrigation Mainteneace	6,053.75	2000.00	4053.75
630003 - Plants, Trees, Shrubs, Etc	1,225.00	500.00	725.00
630004 - Snow Removal		2500.00	-2500.00
630005 - Fence Repair	750.00	125.00	625.00
630006 - Other Grounds Cost	14,483.18	6000.00	8483.18
Total: Grounds Maintenance	65,906.93	41555.00	24351.93
Pool Maintenance			
640001 - Pool Mainteneace	13,963.67	2000.00	11963.67
640002 - Pool Supplies	1,195.07	500.00	695.07
640003 - Pool Repairs	478.63	2650.00	-2171.37
Total: Pool Maintenance	15,637.37	5150.00	10487.37
Utilities			
650003 - Gas	649.38	1000.00	-350.62
650004 - Water & Sewer	197,356.55	156500.00	40856.55
Electric			
650001 - Trash Removal	27,304.67	42878.00	-15573.33
650021 - Pool / Shed	3,499.78	300.00	3199.78
650022 - General Lighting	2,789.78	2400.00	389.78
Total: Electric	33,594.23	2700.00	30894.23
Total: Utilities	231,600.16	203078.00	28522.16
Total: Expense	222,893.04	635427.50	26869.80
Net Income	294,735.88	0.00	67331.63