

Woodcove Park HOA - 2023-2024

		<u>OCT</u>	<u>NOV</u>	<u>DEC</u>	<u>JAN</u>	<u>FEB</u>	<u>MAR</u>	<u>APR</u>	<u>MAY</u>	<u>JUNE</u>	<u>JULY</u>	<u>AUG</u>	<u>SEPT</u>	Total
GL	INCOME													
4040	Interest Charge	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
4050	Interest Income (Reserve Study)	\$5	\$5	\$5	\$5	\$5	\$5	\$5	\$5	\$5	\$5	\$5	\$5	\$ 60
4060	Late Fee Charges	\$60	\$60	\$60	\$60	\$60	\$60	\$60	\$60	\$60	\$60	\$60	\$60	\$ 720
4070	Lien Fee	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
4090	NSF Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
4110	Home Owner Fee	\$6,187	\$6,187	\$6,187	\$6,187	\$6,187	\$6,187	\$6,187	\$6,187	\$6,187	\$6,187	\$6,187	\$6,187	\$ 74,249
4116	Pre-paid Dues Credit	\$0	-\$877	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ (877)
4122	Reinvestment Fee	\$0	\$0	\$200	\$0	\$0	\$200	\$0	\$0	\$200	\$0	\$0	\$200	\$ 800
4160	Unapplied Cash Payment Income	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
4170	Uncategorized Income	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
4180	Capital Reserve	\$566	\$566	\$566	\$566	\$566	\$566	\$566	\$566	\$566	\$566	\$566	\$566	\$ 6,797
	GROSS OPERATING INCOME:	\$6,819	\$5,942	\$7,019	\$6,819	\$6,819	\$7,019	\$6,819	\$6,819	\$7,019	\$6,819	\$6,819	\$7,019	\$81,749
5000	ADMINISTRATIVE													
5005	Accounting/Bookkeeping Fees	\$375	\$375	\$375	\$375	\$375	\$375	\$375	\$375	\$375	\$375	\$375	\$500	\$ 4,625
5010	Bank Charges	\$5	\$0	\$5	\$0	\$5	\$0	\$5	\$0	\$5	\$0	\$5	\$225	\$ 255
5030	Office Equipment	\$0	\$0	\$0	\$300	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 300
5040	Inspections/Reserve Study	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
5070	Office Supplies	\$100	\$0	\$0	\$0	\$100	\$0	\$0	\$0	\$0	\$100	\$0	\$0	\$ 300
5090	Postage	\$66	\$0	\$0	\$0	\$66	\$0	\$0	\$0	\$66	\$0	\$0	\$436	\$ 634
5110	Software (Appfolio)	\$290	\$290	\$290	\$290	\$290	\$290	\$290	\$290	\$290	\$290	\$290	\$290	\$ 3,480
5112	Website Expenses	\$0	\$0	\$0	\$0	\$0	\$80	\$0	\$0	\$0	\$0	\$0	\$0	\$ 80
	TOTAL ADMINISTRATION:	\$836	\$665	\$670	\$965	\$836	\$745	\$670	\$665	\$736	\$765	\$670	\$1,451	\$9,674
5140	EVENTS													
5141	Equipment Rental	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$750	\$0	\$ 750
5142	Food and Snacks	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$250	\$0	\$ 250
5143	Supplies and Materials	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
	TOTAL EVENTS:	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,000	\$0	\$ 1,000
5150	LEGAL FEES													
5152	General Assistance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
5153	Litigation Actions	\$0	\$0	\$40	\$0	\$0	\$40	\$0	\$0	\$40	\$0	\$0	\$40	\$ 160
	TOTAL LEGAL FEES:	\$0	\$0	\$40	\$0	\$0	\$40	\$0	\$0	\$40	\$0	\$0	\$40	\$ 160
5220	PARKS/Common Area:													
5221	General Repairs	\$500	\$0	\$0	\$500	\$0	\$0	\$500	\$0	\$0	\$500	\$0	\$0	\$ 2,000
5223	Landscape Maintenance/Mowing	\$320	\$320	\$100	\$100	\$100	\$320	\$3,260	\$4,070	\$3,320	\$3,320	\$4,070	\$3,320	\$ 22,620
5224	Snow Removal/Ice Melt	\$500	\$0	\$700	\$700	\$700	\$700	\$200	\$0	\$0	\$0	\$0	\$0	\$ 3,500
5225	Irrigation part-pipelines-elbows-connectors-timers-valve boxes incld labor	\$0	\$0	\$0	\$0	\$0	\$0	\$2,000	\$800	\$1,250	\$1,000	\$4,000	\$2,000	\$ 11,050
5226	Fertilization - Lawn	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$937	\$98	\$98	\$839	\$0	\$ 1,972
5227	Tree Trimming	\$1,500	\$0	\$0	\$0	\$0	\$0	\$0	\$1,500	\$0	\$0	\$0	\$0	\$ 3,000
5228	Sprinkler heads/repairs	\$0	\$1,540	\$0	\$0	\$0	\$0	\$0	\$1,640	\$1,000	\$1,000	\$1,000	\$0	\$ 6,180
5229	Tree Fertilization	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$130	\$130	\$130	\$130	\$0	\$ 520
5230	Pump Maintenance and Labor	\$0	\$0	\$0	\$0	\$0	\$0	\$8,000	\$0	\$0	\$0	\$0	\$0	\$ 8,000

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5231	Filter Separator - piston repair	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
	TOTAL PARKS/Common Area:	\$2,820	\$1,860	\$800	\$1,300	\$800	\$1,020	\$13,960	\$9,077	\$5,798	\$6,048	\$10,039	\$5,320	\$50,322
5240	TAXES AND INSURANCE:													
5241	Accountant/Tax Preparation	\$0	\$0	\$200	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 200
5242	Non Profit Renewal	\$0	\$0	\$0	\$10	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 10
5244	Property Taxes	\$0	\$181	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 181
5246	General Liability Insurance	\$0	\$0	\$0	\$0	\$1,227	\$0	\$0	\$0	\$0	\$0	\$1,227	\$0	\$ 2,454
	TOTAL TAX AND INSURANCE:	\$0	\$181	\$200	\$10	\$1,227	\$0	\$0	\$0	\$0	\$0	\$1,227	\$0	\$2,845
5270	UTILITIES													
5271	WATER/CANAL WATER SHARES	\$0	\$250	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 250
5272	STORM DRAIN	\$25	\$25	\$25	\$25	\$25	\$25	\$25	\$25	\$25	\$25	\$25	\$25	\$ 300
5273	ELECTRICITY	\$350	\$125	\$60	\$50	\$50	\$50	\$50	\$150	\$275	\$325	\$350	\$350	\$ 2,185
	TOTAL UTILITIES:	\$375	\$400	\$85	\$75	\$75	\$75	\$75	\$175	\$300	\$350	\$375	\$375	\$ 2,735
	TOTAL OPERATING EXPENSES:	\$4,031	\$3,106	\$1,795	\$2,350	\$2,938	\$1,880	\$14,705	\$9,917	\$6,874	\$7,163	\$13,311	\$7,186	\$75,256
	NET OPERATING INCOME:	\$2,788	\$2,836	\$5,224	\$4,469	\$3,881	\$5,139	-\$7,886	-\$3,098	\$145	-\$344	-\$6,492	-\$167	\$6,493
6000	CAPEX AND REPLACEMENT EXPENSES													
6010	Improvement	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
6020	Purchases	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
	TOTAL CAP/EXP & REPLACEMENT	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
	NET INCOME	\$2,788	\$2,836	\$5,224	\$4,469	\$3,881	\$5,139	-\$7,886	-\$3,098	\$145	-\$344	-\$6,492	-\$167	\$6,493