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Accrual Basis

**Westwood HOA, Inc**  
**Profit & Loss by Class**  
**January through December 2014**

	<u>TOTAL</u>
Ordinary Income/Expense	
Income	
Dues/Fees Income	
Master Assessment Fees	119,472.22
Special Assessments	13,269.10
Villa's Dues Income	43,745.00
Total Dues/Fees Income	176,486.32
Late Charge Income	522.98
Misc Income	100.42
Transfer Fees	2,000.00
Total Income	<u>179,109.72</u>
Gross Profit	179,109.72
Expense	
Accounting Fees	190.00
Bookkeeping Fees	4,938.75
Communications/Meeting Costs	581.25
Insurance Expense	3,981.00
Interest Expense	1,043.68
Irrigation Maint	5,223.34
Irrigation Repairs	3,121.95
Lawn Care	
Fertilizer/Chem/Tree Spray	9,579.99
Mowing	40,592.08
Weeding/Pruning	8,006.76
Total Lawn Care	58,178.83
Legal Fees	2,500.00
Lighting Maint	1,891.30
Management Fees	4,938.75
Pool Maintenance	9,957.61
Postage/Office Supplies	127.22
Property Taxes	1,099.94
Repairs & Maint	36,348.50
Snow Removal	7,851.44
Utilities	12,417.58
Total Expense	<u>154,391.14</u>
Net Ordinary Income	24,718.58
Other Income/Expense	
Other Income	
Interest Income	2.94
Total Other Income	<u>2.94</u>
Other Expense	
Unbudgeted items approved Board	
Lawn Care-Unbudgeted	1,271.78
Legal Fees-Unbudgeted	8,408.00
Lighting Maint-Unbudgeted	360.00
Plant Replacement-Unbudgeted	4,029.69
Pool Maint-Unbudgeted	2,383.80
Repairs & Maint-Unbudgeted	8,415.01
Security-Unbudgeted	1,992.97
Supplies-Unbudgeted	77.11
Total Unbudgeted items approved Board	<u>26,938.36</u>
Total Other Expense	<u>26,938.36</u>
Net Other Income	<u>-26,935.42</u>
Net Income	<u><u>-2,216.84</u></u>