12:00 PM
10/10/24
Accrual Basis

Westwood HOA, Inc
Profit & Loss
January through September 2024

	Jan - Mar 24	Apr - Jun 24	Jul - Sep 24	TOTAL
Ordinary Income/Expense				
Income				
Dues/Fees Income				
Master Assessment Fees	73,875.00	73,245.00	72,945.00	220,065.00
Total Dues/Fees Income	73,875.00	73,245.00	72,945.00	220,065.00
Late Charge Income	527.66	634.12	569.87	1,731.65
Pool Key Income	0.00	75.00	0.00	75.00
Transfer Fees	1,000.00	750.00	1,250.00	3,000.00
Total Income	75,402.66	74,704.12	74,764.87	224,871.65
Gross Profit	75,402.66	74,704.12	74,764.87	224,871.65
Expense				
Accounting Fees	2,825.00	2,875.00	2,900.00	8,600.00
Bank Service Charges	19.95	14.70	27.90	62.55
Corporate Income Taxes	0.00	0.00	1,119.00	1,119.00
Electric/Lighting Maint	929.05	250.00	290.00	1,469.05
Fence Painting	0.00	0.00	4,100.00	4,100.00
Insurance Expense	0.00	0.00	7,331.00	7,331.00
Internet	182.51	192.51	264.84	639.86
Irrigation Repairs	0.00	3,112.59	-1,130.00	1,982.59
Lawn Care				
Fertilzr/Chem/Tree Spray (SL&L)	765.10	765.10	1,474.61	3,004.81
Landscape Construction	1,500.00	0.00	0.00	1,500.00
Landscape Mo. Maintenance (LML)	10,830.00	12,832.00	12,919.00	36,581.00
Mowing (SL&L)	0.00	5,775.00	4,725.00	10,500.00
Total Lawn Care	13,095.10	19,372.10	19,118.61	51,585.81
Legal Fees	6,110.00	0.00	0.00	6,110.00
Management Fees	8,521.50	8,706.75	8,706.75	25,935.00
Mulch Replacement	7,930.50	0.00	0.00	7,930.50
Permits	0.00	250.00	0.00	250.00
Pond Maintenance & Algae Contro	767.29	3,862.88	5,681.09	10,311.26
Pool Maintenance				
Cleaning	0.00	1,885.21	14,524.56	16,409.77
General	0.00	0.00	200.00	200.00
Other Expense	0.00	0.00	3,400.00	3,400.00
Total Pool Maintenance	0.00	1,885.21	18,124.56	20,009.77
Postage/Office Supplies	31.27	16.20	132.29	179.76
Repairs & Maint	0.00	914.84	500.00	1,414.84
Snow Removal	3,255.00	0.00	0.00	3,255.00
Utilities				
Electric	2,084.82	2,201.38	3,885.92	8,172.12
Water	91.58	1,313.36	7,163.19	8,568.13
Total Utilities	2,176.40	3,514.74	11,049.11	16,740.25
Total Expense	45,843.57	44,967.52	78,215.15	169,026.24
Net Ordinary Income	29,559.09	29,736.60	-3,450.28	55,845.41
Other Income/Expense				
Other Income				
Interest Income	285.50	287.28	284.24	857.02
Total Other Income	285.50	287.28	284.24	857.02
Other Expense				
Additional Exp Approved by BOD				
Lawn Care	0.00	1,340.00	0.00	1,340.00
Roof	2,327.00	0.00	0.00	2,327.00
Security	0.00	2,156.96	0.00	2,156.96
Supplies	218.25	388.30	595.78	1,202.33
Total Additional Exp Approved by BOD	2,545.25	3,885.26	595.78	7,026.29
Ask My Accountant	0.00	0.00	0.00	0.00
Total Other Expense	2,545.25	3,885.26	595.78	7,026.29
Net Other Income	-2,259.75	-3,597.98	-311.54	-6,169.27
Net Income	**27,299.34**	**26,138.62**	**-3,761.82**	**49,676.14**