

Westwood HOA, Inc
Profit & Loss
January through December 2020

	Jan - Mar 20	Apr - Jun 20	Jul - Sep 20	Oct - Dec 20	TOTAL
Ordinary Income/Expense					
Income					
Dues/Fees Income					
Master Assessment Fees	60,489.90	61,803.00	63,236.34	65,228.44	250,757.68
Total Dues/Fees Income	60,489.90	61,803.00	63,236.34	65,228.44	250,757.68
Late Charge Income	444.19	457.81	338.23	362.88	1,603.11
Misc Income	11,000.00	0.00	3,000.00	0.00	14,000.00
Transfer Fees	500.00	1,000.00	3,250.00	2,000.00	6,750.00
Total Income	72,434.09	63,260.81	69,824.57	67,591.32	273,110.79
Gross Profit	72,434.09	63,260.81	69,824.57	67,591.32	273,110.79
Expense					
Accounting Fees	1,680.00	1,680.00	1,680.00	1,980.00	7,020.00
Annual Report Fee	40.00	0.00	0.00	0.00	40.00
Bank Service Charges	3.15	23.15	5.25	2.45	34.00
Communications/Meetings/Website	46.99	215.84	34.30	117.71	414.84
Insurance Expense	2,104.00	0.00	2,854.00	0.00	4,958.00
Lawn Care					
Common Area Maintenance (GT)	300.00	0.00	4,207.08	1,921.39	6,428.47
Landscape Mo. Maintenance (LML)	4,254.50	24,323.66	15,067.47	9,132.00	52,777.63
Mowing (GT)	0.00	645.00	0.00	0.00	645.00
Lawn Care - Other	0.00	0.00	0.00	410.00	410.00
Total Lawn Care	4,554.50	24,968.66	19,274.55	11,463.39	60,261.10
Legal Fees	1,075.00	621.00	2,446.00	1,050.00	5,192.00
Lighting Maint	405.78	1,605.17	0.00	470.74	2,481.69
Management Fees	6,860.00	6,912.00	7,201.00	7,333.00	28,306.00
Pond Maintenance & Algae Contro	511.52	2,112.80	1,222.81	550.00	4,397.13
Pool Maintenance (MW Pools)	0.00	22,889.10	8,557.38	675.00	32,121.48
Postage/Office Supplies	33.95	43.65	45.95	243.08	366.63
Property Taxes	0.00	0.00	324.36	0.00	324.36
Repairs & Maint	0.00	615.13	0.00	0.00	615.13
Snow Removal	840.00	0.00	0.00	0.00	840.00
Telephone	230.47	230.47	225.00	230.47	916.41
Utilities	928.72	1,825.87	8,297.90	6,652.81	17,705.30
Total Expense	19,314.08	63,742.84	52,168.50	30,768.65	165,994.07
Net Ordinary Income	53,120.01	-482.03	17,656.07	36,822.67	107,116.72
Other Income/Expense					
Other Income					
Interest Income	2.63	2.64	2.67	2.97	10.91
Total Other Income	2.63	2.64	2.67	2.97	10.91
Other Expense					
Additional Exp Approved by BOD					
Lawn Care	0.00	0.00	3,710.00	5,652.50	9,362.50
Legal Fees	0.00	0.00	1,222.50	0.00	1,222.50
Pond Maint	0.00	9,125.10	0.00	0.00	9,125.10
Sidewalks	12,955.50	0.00	0.00	0.00	12,955.50
Wakarusa Wall	23,000.00	0.00	4,582.50	4,582.50	32,165.00
Additional Exp Approved by BOD - Other	0.00	0.00	0.00	2,000.00	2,000.00
Total Additional Exp Approved by BOD	35,955.50	9,125.10	9,515.00	12,235.00	66,830.60
Total Other Expense	35,955.50	9,125.10	9,515.00	12,235.00	66,830.60
Net Other Income	-35,952.87	-9,122.46	-9,512.33	-12,232.03	-66,819.69
Net Income	17,167.14	-9,604.49	8,143.74	24,590.64	40,297.03