Westwood HOA, Inc
Profit & Loss Prev Year Comparison-Master Assessments
Accrual Basis — **January through March 2025**

	Jan - Mar 25	Jan - Mar 24	$ Change
Ordinary Income/Expense			
Income			
Dues/Fees Income			
Master Assessment Fees	99,000.00	73,575.00	25,425.00
Total Dues/Fees Income	99,000.00	73,575.00	25,425.00
Late Charge Income	0.00	475.16	-475.16
Transfer Fees	1,500.00	1,000.00	500.00
Total Income	100,500.00	75,050.16	25,449.84
Gross Profit	100,500.00	75,050.16	25,449.84
Expense			
Accounting Fees	3,955.00	2,825.00	1,130.00
Bank Service Charges	31.75	19.95	11.80
Electric/Lighting Maint	7,229.55	929.05	6,300.50
Fence Painting	3,000.00	0.00	3,000.00
Internet	323.79	182.51	141.28
Lawn Care			
Fertilzr/Chem/Tree Spray (SL&L)	0.00	765.10	-765.10
Landscape Construction	0.00	1,500.00	-1,500.00
Landscape Mo. Maintenance (LML)	7,220.00	10,830.00	-3,610.00
Total Lawn Care	7,220.00	13,095.10	-5,875.10
Legal Fees	130.00	6,110.00	-5,980.00
Management Fees	8,706.75	8,521.50	185.25
Mulch Replacement	0.00	7,930.50	-7,930.50
Pond Maintenance & Algae Contro	266.69	767.29	-500.60
Pool Maintenance			
Cleaning	1,300.00	0.00	1,300.00
Total Pool Maintenance	1,300.00	0.00	1,300.00
Postage/Office Supplies	43.28	31.27	12.01
Repairs & Maint	5,885.23	0.00	5,885.23
Snow Removal	7,221.75	3,255.00	3,966.75
Utilities			
Electric	1,880.08	2,084.82	-204.74
Water	142.15	91.58	50.57
Total Utilities	2,022.23	2,176.40	-154.17
Total Expense	47,336.02	45,843.57	1,492.45
Net Ordinary Income	53,163.98	29,206.59	23,957.39
Other Income/Expense			
Other Income			
Interest Income	0.00	90.98	-90.98
Total Other Income	0.00	90.98	-90.98
Other Expense			
Additional Exp Approved by BOD			
Roof	0.00	2,327.00	-2,327.00
Supplies	0.00	218.25	-218.25
Total Additional Exp Approved by BOD	0.00	2,545.25	-2,545.25
Total Other Expense	0.00	2,545.25	-2,545.25
Net Other Income	0.00	-2,454.27	2,454.27
Net Income	**53,163.98**	**26,752.32**	**26,411.66**