

Income/Expense Statement
EPOA - The Escape Property POA, Inc.
Period: 9/1/2025 - 9/30/2025

Income	Current Period			Year to Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
40075 Annual Dues	\$0.00	\$1,566.67	(\$1,566.67)	\$18,761.34	\$14,100.03	\$4,661.31	\$18,800.00
40100 Maintenance	\$50,216.77	\$49,293.75	\$923.02	\$449,100.55	\$443,643.75	\$5,456.80	\$591,525.00
40110 Sewer	\$33,955.89	\$11,477.58	\$22,478.31	\$133,179.36	\$103,298.22	\$29,881.14	\$137,731.00
40111 Water	(\$14,109.54)	\$11,583.17	(\$25,692.71)	\$48,605.52	\$104,248.53	(\$55,643.01)	\$138,998.00
40115 Bad Debt (5%)	\$0.00	\$208.33	(\$208.33)	\$0.00	\$1,874.97	(\$1,874.97)	\$2,500.00
40301 Capital Improv Fee	\$0.00	\$0.00	\$0.00	\$900.00	\$0.00	\$900.00	\$0.00
40302 Resale Certificates	\$200.00	\$208.33	(\$8.33)	\$2,000.00	\$1,874.97	\$125.03	\$2,500.00
40303 Rental Fees	\$0.00	\$1,183.33	(\$1,183.33)	\$13,999.90	\$10,649.97	\$3,349.93	\$14,200.00
40304 Short Term Rental Reg. Fee	\$761.87	\$818.50	(\$56.63)	\$5,552.13	\$7,366.50	(\$1,814.37)	\$9,822.00
40400 Citation Fees	\$2,221.34	\$964.67	\$1,256.67	\$8,054.44	\$8,682.03	(\$627.59)	\$11,576.00
40445 Water Fees Income	\$0.00	\$26.67	(\$26.67)	\$150.20	\$240.03	(\$89.83)	\$320.00
40446 Collection Cost Income	\$45.77	\$302.50	(\$256.73)	\$790.18	\$2,722.50	(\$1,932.32)	\$3,630.00
40550 Late Charge Income	\$310.69	\$275.00	\$35.69	\$2,695.40	\$2,475.00	\$220.40	\$3,300.00
40700 Miscellaneous Income	\$20.00	\$126.08	(\$106.08)	\$2,435.33	\$1,134.72	\$1,300.61	\$1,513.00
40701 Dues Raffle Income	\$0.00	\$0.00	\$0.00	\$342.08	\$0.00	\$342.08	\$0.00
40706 Dock Admin Fee	\$0.00	\$1,583.33	(\$1,583.33)	\$0.00	\$14,249.97	(\$14,249.97)	\$19,000.00
40775 EPOA Lot Transaction	\$0.00	\$555.58	(\$555.58)	\$1,566.00	\$5,000.22	(\$3,434.22)	\$6,667.00
40800 Interest Income	<u>\$31.16</u>	<u>\$10.83</u>	<u>\$20.33</u>	<u>\$2,313.72</u>	<u>\$97.47</u>	<u>\$2,216.25</u>	<u>\$130.00</u>

	Current Period			Year to Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Total Income	\$73,653.95	\$80,184.32	(\$6,530.37)	\$690,446.15	\$721,658.88	(\$31,212.73)	\$962,212.00

Administrative	Current Period			Year to Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
60001 Office Payroll	\$10,545.58	\$11,399.58	\$854.00	\$99,757.55	\$102,596.22	\$2,838.67	\$136,795.00
60002 Mileage Reimbursement	\$340.25	\$340.25	\$0.00	\$3,062.25	\$3,062.25	\$0.00	\$4,083.00
60003 Payroll Taxes	\$2,084.31	\$3,325.08	\$1,240.77	\$21,034.19	\$29,925.72	\$8,891.53	\$39,901.00
60004 Accounting	\$266.72	\$1,138.25	\$871.53	\$10,923.07	\$10,244.25	(\$678.82)	\$13,659.00
60008 Workers Comp Insurance	\$0.00	\$500.50	\$500.50	\$6,385.00	\$4,504.50	(\$1,880.50)	\$6,006.00
60009 General Liability Insurance	\$10,040.00	\$3,302.67	(\$6,737.33)	\$40,493.00	\$29,724.03	(\$10,768.97)	\$39,632.00
60010 Umbrella Insurance	\$0.00	\$465.83	\$465.83	\$0.00	\$4,192.47	\$4,192.47	\$5,590.00
60011 Directors & Officers Insurance	\$0.00	\$423.50	\$423.50	\$0.00	\$3,811.50	\$3,811.50	\$5,082.00
60013 Health Insurance	\$5,512.25	\$4,402.50	(\$1,109.75)	\$50,740.10	\$39,622.50	(\$11,117.60)	\$52,830.00
60014 Telephone & Internet	\$322.51	\$747.75	\$425.24	\$3,023.19	\$6,729.75	\$3,706.56	\$8,973.00
60015 Computer Expense	\$738.19	\$452.00	(\$286.19)	\$6,951.80	\$4,068.00	(\$2,883.80)	\$5,424.00
60016 Office Expense	\$1,226.50	\$405.58	(\$820.92)	\$5,142.26	\$3,650.22	(\$1,492.04)	\$4,867.00
60017 Postage	\$51.93	\$129.83	\$77.90	\$123.93	\$1,168.47	\$1,044.54	\$1,558.00
60019 Printing	\$0.00	\$105.92	\$105.92	\$431.27	\$953.28	\$522.01	\$1,271.00
60020 Leased Equipment	\$67.54	\$109.08	\$41.54	\$472.78	\$981.72	\$508.94	\$1,309.00
60021 Dues & Subscriptions	\$0.00	\$33.75	\$33.75	\$27.50	\$303.75	\$276.25	\$405.00
60022 Collection Costs	\$116.96	\$98.67	(\$18.29)	\$744.44	\$888.03	\$143.59	\$1,184.00
60023 Legal Fees -General	\$375.00	\$737.42	\$362.42	\$10,500.00	\$6,636.78	(\$3,863.22)	\$8,849.00
60024 Training	\$0.00	\$47.25	\$47.25	\$0.00	\$425.25	\$425.25	\$567.00
60025 Professional Fees	\$0.00	\$311.58	\$311.58	\$0.00	\$2,804.22	\$2,804.22	\$3,739.00
60027 Doubtful (Delinquent) Accounts	\$0.00	\$708.33	\$708.33	\$0.00	\$6,374.97	\$6,374.97	\$8,500.00
60028 Miscellaneous Expense	\$25.00	\$340.67	\$315.67	\$16,209.08	\$3,066.03	(\$13,143.05)	\$4,088.00
61649 Office Utilities	<u>\$114.11</u>	<u>\$215.50</u>	<u>\$101.39</u>	<u>\$2,126.84</u>	<u>\$1,939.50</u>	<u>(\$187.34)</u>	<u>\$2,586.00</u>

	Current Period			Year to Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Administrative Expenses	\$31,826.85	\$29,741.49	(\$2,085.36)	\$278,148.25	\$267,673.41	(\$10,474.84)	\$356,898.00

Amenities	Current Period			Year to Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
62004 Amenity Utilities	\$1,133.10	\$586.17	(\$546.93)	\$6,421.76	\$5,275.53	(\$1,146.23)	\$7,034.00
62009 Pool Attendant	\$470.50	\$770.00	\$299.50	\$7,840.25	\$6,930.00	(\$910.25)	\$9,240.00
62010 Recreation Equip, Supplies, & Event Expenses	(\$11.04)	\$213.25	\$224.29	\$1,286.34	\$1,919.25	\$632.91	\$2,559.00
62011 Event Expenses	\$0.00	\$260.67	\$260.67	\$0.00	\$2,346.03	\$2,346.03	\$3,128.00
62693 Parking Stickers & Pool Passes	\$0.00	\$183.75	\$183.75	\$1,072.91	\$1,653.75	\$580.84	\$2,205.00
62698 Pool Maintenance	<u>\$0.00</u>	<u>\$1,051.67</u>	<u>\$1,051.67</u>	<u>\$11,397.63</u>	<u>\$9,465.03</u>	<u>(\$1,932.60)</u>	<u>\$12,620.00</u>

	Current Period			Year to Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	

Total Amenities Expenses	\$1,592.56	\$3,065.51	\$1,472.95	\$28,018.89	\$27,589.59	(\$429.30)	\$36,786.00
	Current Period			Year to Date			
Sewage System Expenses	Actual	Budget	Variance	Actual	Budget	Variance	Yearly Budget
63011 Chemicals & Supplies (Sewer)	\$1,773.39	\$1,455.33	(\$318.06)	\$12,425.81	\$13,097.97	\$672.16	\$17,464.00
63012 Parts & Repairs (Sewer)	\$0.00	\$2,348.58	\$2,348.58	\$2,667.79	\$21,137.22	\$18,469.43	\$28,183.00
63013 Lab Testing (Sewer)	\$750.00	\$1,354.08	\$604.08	\$2,768.00	\$12,186.72	\$9,418.72	\$16,249.00
63014 Sludge Removal	\$0.00	\$1,905.75	\$1,905.75	\$15,250.00	\$17,151.75	\$1,901.75	\$22,869.00
63015 Permits (Sewage)	\$0.00	\$621.33	\$621.33	\$1,895.00	\$5,591.97	\$3,696.97	\$7,456.00
63016 Utilities - Sewer	\$0.00	\$1,780.58	\$1,780.58	\$16,147.77	\$16,025.22	(\$122.55)	\$21,367.00
63017 Operations & Maintenance Wages (Sewage System)	<u>\$3,200.00</u>	<u>\$4,161.00</u>	<u>\$961.00</u>	<u>\$31,090.30</u>	<u>\$37,449.00</u>	<u>\$6,358.70</u>	<u>\$49,932.00</u>
	Current Period			Year to Date			
	Actual	Budget	Variance	Actual	Budget	Variance	Yearly Budget
Total Sewage System Expenses	\$5,723.39	\$13,626.65	\$7,903.26	\$82,244.67	\$122,639.85	\$40,395.18	\$163,520.00
	Current Period			Year to Date			
Water System Expenses	Actual	Budget	Variance	Actual	Budget	Variance	Yearly Budget
64001 Chemicals & Supplies (Water)	\$1,129.96	\$2,752.75	\$1,622.79	\$10,340.60	\$24,774.75	\$14,434.15	\$33,033.00
64002 Parts & Repairs (Water)	\$3,003.59	\$2,193.25	(\$810.34)	\$8,680.61	\$19,739.25	\$11,058.64	\$26,319.00
64003 Lab Testing (Water)	\$320.00	\$1,557.17	\$1,237.17	\$2,122.00	\$14,014.53	\$11,892.53	\$18,686.00
64004 Utilities-Water	\$2,947.08	\$1,444.33	(\$1,502.75)	\$19,337.40	\$12,998.97	(\$6,338.43)	\$17,332.00
64005 DEP Water Permits	\$0.00	\$122.25	\$122.25	\$2,100.00	\$1,100.25	(\$999.75)	\$1,467.00
64006 Operations & Maintenance Wages (Water System)	<u>\$3,200.00</u>	<u>\$4,087.83</u>	<u>\$887.83</u>	<u>\$31,090.30</u>	<u>\$36,790.47</u>	<u>\$5,700.17</u>	<u>\$49,054.00</u>
	Current Period			Year to Date			
	Actual	Budget	Variance	Actual	Budget	Variance	Yearly Budget
Total Water System Expenses	\$10,600.63	\$12,157.58	\$1,556.95	\$73,670.91	\$109,418.22	\$35,747.31	\$145,891.00
	Current Period			Year to Date			
Road Repairs and Maint	Actual	Budget	Variance	Actual	Budget	Variance	Yearly Budget
65000 Anti Skid & Salt	\$0.00	\$1,033.25	\$1,033.25	\$6,471.94	\$9,299.25	\$2,827.31	\$12,399.00
65001 Asphalt & Cold Patch	\$0.00	\$951.42	\$951.42	\$693.13	\$8,562.78	\$7,869.65	\$11,417.00
65002 Signage	\$0.00	\$66.17	\$66.17	\$1,043.74	\$595.53	(\$448.21)	\$794.00
65003 Major Road Repairs	<u>\$0.00</u>	<u>\$656.92</u>	<u>\$656.92</u>	<u>\$689.02</u>	<u>\$5,912.28</u>	<u>\$5,223.26</u>	<u>\$7,883.00</u>
	Current Period			Year to Date			
	Actual	Budget	Variance	Actual	Budget	Variance	Yearly Budget
Total Road Repairs and Maintenance Expenses	\$0.00	\$2,707.76	\$2,707.76	\$8,897.83	\$24,369.84	\$15,472.01	\$32,493.00
	Current Period			Year to Date			
Patrol & Maintenance	Actual	Budget	Variance	Actual	Budget	Variance	Yearly Budget
70000 Public Safety Services	\$5,399.93	\$4,211.17	(\$1,188.76)	\$38,664.61	\$37,900.53	(\$764.08)	\$50,534.00
70001 Contracted Security	\$0.00	\$0.00	\$0.00	\$52.44	\$0.00	(\$52.44)	\$0.00
70002 Gasoline	\$994.42	\$1,035.50	\$41.08	\$9,172.96	\$9,319.50	\$146.54	\$12,426.00
70003 Vehicle Maintenance	\$3,698.19	\$1,201.92	(\$2,496.27)	\$20,253.76	\$10,817.28	(\$9,436.48)	\$14,423.00
70004 License & Registration Fees	\$0.00	\$74.42	\$74.42	\$442.00	\$669.78	\$227.78	\$893.00
70008 Garbage Disposal	\$129.75	\$358.58	\$228.83	\$3,560.01	\$3,227.22	(\$332.79)	\$4,303.00
70009 Tree Maintenance	\$400.00	\$353.75	(\$46.25)	\$8,600.00	\$3,183.75	(\$5,416.25)	\$4,245.00
70010 Maintenance Wages	\$9,031.00	\$8,453.67	(\$577.33)	\$84,143.25	\$76,083.03	(\$8,060.22)	\$101,444.00
70011 Maintenance Supplies	\$79.62	\$934.00	\$854.38	\$2,289.32	\$8,406.00	\$6,116.68	\$11,208.00
70012 Grounds & Upkeep	<u>\$90.88</u>	<u>\$458.33</u>	<u>\$367.45</u>	<u>\$2,762.39</u>	<u>\$4,124.97</u>	<u>\$1,362.58</u>	<u>\$5,500.00</u>
	Current Period			Year to Date			
	Actual	Budget	Variance	Actual	Budget	Variance	Yearly Budget
Total Patrol & Maintenance Expenses	\$19,823.79	\$17,081.34	(\$2,742.45)	\$169,940.74	\$153,732.06	(\$16,208.68)	\$204,976.00
	Current Period			Year to Date			
	Actual	Budget	Variance	Actual	Budget	Variance	Yearly Budget
Total Expenses	\$69,567.22	\$78,380.33	\$8,813.11	\$640,921.29	\$705,422.97	\$64,501.68	\$940,564.00
	Current Period			Year to Date			
	Actual	Budget	Variance	Actual	Budget	Variance	Yearly Budget
Net Income	\$4,086.73	\$1,803.99	\$2,282.74	\$49,524.86	\$16,235.91	\$33,288.95	\$21,648.00