

Hamlet Commons Condominium Association

Profit & Loss Detail by account

September 2021 through August 2022

Date	Name	Memo	Amount
Ordinary Income/Expense			
Expense			
Building Repairs			
Building Repairs-Other			
10/26/2021	Steve Miley (vendor)	Bldg C Born patio area roof repair	1,340.00
04/13/2022	TrickyPerfections, L...	Bldgs ABC misc repairs	3,237.50
06/10/2022	S. Luetke CO	Reflash chimney Bldg B	2,000.00
06/21/2022	TrickyPerfections, L...	Bldgs ABC misc repairs second half	3,237.50
Total Building Repairs-Other			9,815.00
Plumbing Repairs			
12/23/2021	Steve Miley (vendor)	Bldg B 2 sump pumps, clogged or broken storm sewer discharge lines temp r...	800.00
01/29/2022	Julaine Boyer (vend...	Sump pump alarm battery	22.36
01/29/2022	KeyBank	Drainage pipes	2,886.26
02/21/2022	KeyBank	Reconnect sump pumps bldg B	309.00
04/04/2022	Central Security, LLC	Alarm system for Bldg B sump pumps	1,072.84
Total Plumbing Repairs			5,090.46
Wood Repair			
08/09/2022	Luann Croy (vendor)	Bldg C reimbursement	2,970.00
Total Wood Repair			2,970.00
Total Building Repairs			17,875.46
Building Services			
Building Maintenance			
10/31/2021	KeyBank	outside light fixture bldg A	60.39
11/05/2021	Frames Pest Control	Carpenter bees Bldg A	186.81
01/08/2022	Julaine Boyer (vend...	Photo cell repairs and outside lights ABC	127.64
08/30/2022	Donna Ohls (Vendor)	Yellow jackets, building B	186.61
Total Building Maintenance			561.45
Building Supplies			
09/20/2021	KeyBank	Exterior lantern post Bldg A Home Depot	62.47
10/31/2021	KeyBank	light bulbs	33.52
11/30/2021	KeyBank	Gross Electric lamp return Bldg A	-59.38
11/30/2021	Danae Hart (vendor)	grass seed	117.34
12/28/2021	KeyBank	Outdoor globes Bldg A Amazon	111.78
Total Building Supplies			265.73
Eaves Cleaning			
02/21/2022	Suburban Window ...	12-14-22 eaves cleaning	597.40
04/28/2022	Suburban Window ...	3-30-22 eaves cleaning Bldg B Rich/Fraker unit basement water	58.71
Total Eaves Cleaning			656.11

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Hallway Cleaning			
09/01/2021	Elizabeth Kujawa	Bldg A&B common areas	80.00
10/01/2021	Elizabeth Kujawa	Bldg A&B common areas	80.00
11/01/2021	Elizabeth Kujawa	Bldg A&B common areas	80.00
12/01/2021	Elizabeth Kujawa	Bldg A&B common areas	80.00
01/01/2022	Elizabeth Kujawa	Bldg A&B common areas	80.00
02/01/2022	Elizabeth Kujawa	Bldg A&B common areas	80.00
03/01/2022	Elizabeth Kujawa	Bldg A&B common areas	80.00
04/01/2022	Elizabeth Kujawa	Bldg A&B common areas	80.00
05/01/2022	Elizabeth Kujawa	Bldg A&B common areas	80.00
06/01/2022	Elizabeth Kujawa	Bldg A&B common areas	80.00
07/01/2022	Elizabeth Kujawa	Bldg A&B common areas	80.00
08/01/2022	Elizabeth Kujawa	Bldg A&B common areas	80.00
Total Hallway Cleaning			960.00
Total Building Services			2,443.29
Building Upkeep			
Exterior Painting			
11/30/2021	Mike Brown	Bldg B door painting Wilcox	200.00
11/30/2021	Danae Hart (vendor)	Paint exterior for doors Wilcox Bldg B	145.96
Total Exterior Painting			345.96
Total Building Upkeep			345.96
Grounds Maintenance			
Grounds Maintenance-Other			
11/30/2021	OCHOA LLC	2 fall clean ups November 2021	747.25
Total Grounds Maintenance-Other			747.25
Lawn Mowing			
10/26/2021	OCHOA LLC	8 mows September and October	3,373.30
04/28/2022	Little's Designs with ...	4-23-22 mow plus extra bagging	517.74
05/05/2022	Little's Designs with ...	4-30-22 mowing	400.31
05/14/2022	Little's Designs with ...	5-09-22 mowing	400.31
06/10/2022	Aaron Miller	6-9-22 mowing	480.38
06/17/2022	Aaron Miller	trimming ditches and tennis court opening	80.06
06/17/2022	Aaron Miller	6-16-22 mowing	480.38
06/21/2022	Little's Designs with ...	5-19/24-22 and 6-1-22 mowing	1,761.38
06/21/2022	Little's Designs with ...	credit memo for not mowing	-75.00
06/28/2022	Aaron Miller	6-23-22 mowing	480.38
07/08/2022	Aaron Miller	7-01-22 mowing	480.38
07/08/2022	Aaron Miller	7-07-22 mowing	480.38
07/25/2022	Aaron Miller	7-14/21 -22 mowing	960.76
07/28/2022	Aaron Miller	7-28 mowing	480.38
08/08/2022	Aaron Miller	8-4-22 mowing	480.38
08/14/2022	Aaron Miller	8-11-22 mowing	480.38

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Date	Name	Memo	Amount
08/23/2022	Aaron Miller	8-18-22 mowing	480.38
08/31/2022	Aaron Miller	8-25-22 mowing	480.38
	Total Lawn Mowing		12,222.66
	Lawn Treatment		
10/26/2021	Land Art Inc.	2021 Additional Billing	561.63
10/26/2021	Land Art Inc.	army worms White road island + adjacent	102.27
12/30/2021	Land Art Inc.	2022 with 9% discount	3,538.46
	Total Lawn Treatment		4,202.36
	Snow Removal		
02/07/2022	Jeff Davenport (Ven...	snow removal when regular vendor unavailable	450.00
02/22/2022	Littles Designs with ...	Feb 18 2 inch pricing	587.13
03/30/2022	CJM Lawn Service ...	Jan 23, 24 and Feb 3	1,216.95
03/30/2022	Littles Designs with ...	Feb 25 2 inch pricing	587.13
	Total Snow Removal		2,841.21
	Sprinkler Activate/Deactivate		
10/15/2021	JR's Sprinkler Maint...	Winterization A, B, C	427.50
05/14/2022	JR's Sprinkler Maint...	Bldg A opening	416.72
05/14/2022	JR's Sprinkler Maint...	Bldg B opening	332.42
05/14/2022	JR's Sprinkler Maint...	Bldg C opening	299.02
06/28/2022	JR's Sprinkler Maint...	missing sprinkler head	143.75
	Total Sprinkler Activate/Deactivate		1,619.41
	Tree Care		
11/30/2021	Envirocare	TC fall deep root fertilization 11-15-21	581.79
12/28/2021	Envirocare	TC- Dormant oil application 3-29-21	400.31
12/28/2021	Envirocare	TC- PHC Late Summer Visit 9-17-21	154.79
05/09/2022	Envirocare	TC-dormant oil 4-12 and disease control 1 4-29	765.40
06/10/2022	Envirocare	TC-micronutrient injection 5-4-22 and disease control 2 5-27-22	923.39
07/31/2022	KeyBank	TC-PHC early summer visit 7-13-22 Envirocare	167.17
08/17/2022	KeyBank	TC-PHC spring visit 6-13-22 Envirocare	181.10
08/18/2022	KeyBank	TC PHC Mid Summer Visit 8-18-22 Envirocare	205.87
	Total Tree Care		3,379.82
	Total Grounds Maintenance		25,012.71

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Grounds Repair			
Tree Trimming/Removal			
09/01/2021	Erik Hart (vendor)	Emergency tree removal Bldg B & C downpayment	312.00
09/01/2021	Hansen's Tree Serv...	Emergency tree removal bldgs B&C final pymt	2,690.34
10/01/2021	L.E. Savory Tree S...	Bldg C Pear removal, Bldg A mulberry trim	545.49
10/01/2021		Reclass LE Savory discount	-10.91
12/13/2021	Big Swing Tree Ser...	removal of of 13 Trees, 1 stump and some trimming	3,180.00
01/10/2022	Big Swing Tree Ser...	removal of Hickory tree near White road	424.00
05/05/2022	KeyBank	Affordable Stump Removal - 2 stumps	697.13
08/08/2022	Big Swing Tree Ser...	Trim trees around A,B,C	4,525.87
Total Tree Trimming/Removal			12,363.92
Total Grounds Repair			12,363.92
Insurance			
Liability Insurance			
09/20/2021		Pekin insurance monthly pymt	880.33
10/15/2021		Pekin insurance monthly pymt	955.50
11/18/2021		Pekin insurance monthly pymt	955.50
12/20/2021		Pekin insurance monthly pymt	955.50
01/20/2022		Pekin insurance monthly pymt	955.50
02/18/2022		Pekin insurance monthly pymt	955.50
03/18/2022		Pekin insurance monthly pymt	955.50
04/29/2022		Pekin insurance monthly pymt	955.50
05/19/2022		Pekin insurance monthly pymt	955.50
06/17/2022		Pekin insurance monthly pymt	955.50
07/20/2022		Pekin insurance monthly pymt	955.50
08/18/2022		Pekin insurance monthly pymt	955.50
Total Liability Insurance			11,390.83
Total Insurance			11,390.83
Interest Expense			
10/01/2021	L.E. Savory Tree S...		-10.91
10/01/2021		Reclass LE Savory discount	10.91
Total Interest Expense			0.00
Miscellaneous			
05/09/2022	Rich, James/Fraker...	Application processing fees	-100.00
07/25/2022	KeyBank	charge error	57.40
08/08/2022	Brown, Charlie & G...	Reimbursement	-57.40
08/08/2022	Big Swing Tree Ser...	portion paid by bldg A residents	700.00
08/09/2022	Brown, Charlie & G...	Crab trimming and tree removal not included in project	-175.00
08/09/2022	Detzel, Larry & Sue	Crab trimming and tree removal not included in project	-175.00
08/09/2022	Davenport, Jeff	Crab trimming and tree removal not included in project	-175.00
08/09/2022	Hart, D'Naie & Erik	Crab trimming and tree removal not included in project	-175.00

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Date	Name	Memo	Amount
08/14/2022	KeyBank	Credit card promotional credit	-117.10
08/21/2022	St Timothy's Episco...	room rental fee for annual meeting	75.00
	Total Miscellaneous		-142.10
	Pool Maintenance		
	Pool License		
04/21/2022	Wood County Healt...	2022 pool license fee	480.00
	Total Pool License		480.00
	Pool Maintenance-Other		
09/20/2021	KeyBank	weirs for skimmer openings to block debris Amazon	54.54
09/26/2021	HP Pools, Inc	Pool closing 9-16-21	297.50
10/10/2021	HP Pools, Inc	Pool cleaning 9/2 and 9/9	150.00
06/10/2022	HP Pools, Inc	Open pool 5-19-22	350.00
07/20/2022	KeyBank	HP hydraulic pool issue	148.75
07/20/2022	KeyBank	HP pool and deck cleaning June 9,23,30	500.75
08/17/2022	KeyBank	Close pool 7/21/22 Hawaiian Pools	175.00
08/17/2022	KeyBank	Weekly cleaning 7/7 and 7/14/22 Hawaiian Pools	178.00
08/31/2022	KeyBank	pool bldg repair -rats	6.90
	Total Pool Maintenance-Other		1,861.44
	Pool Supplies		
10/31/2021	KeyBank	chlorine	14.41
06/28/2022	KeyBank	3" tabs Leslies	215.49
06/28/2022	KeyBank	chlorine case Renewed	22.39
06/28/2022	KeyBank	baking soda Walmart	20.04
06/28/2022	KeyBank	Natural Chemistry 2 liter Amazon	40.13
06/28/2022	KeyBank	sulfuric acid Amazon	8.96
06/28/2022	KeyBank	baking soda Amazon	10.60
06/28/2022	KeyBank	sulfuric acid Amazon	11.73
06/28/2022	KeyBank	Natural Chemistry cover free Amazon	29.88
06/28/2022	KeyBank	Stingray lever lock pole The Smart Company	105.00
06/28/2022	KeyBank	Reagent refill kits Amazon	26.62
06/28/2022	KeyBank	Taylor technology chemicals Amazon	19.20
06/28/2022	KeyBank	Amazon	19.38
06/28/2022	KeyBank	Natural Chemistry chemicals Amazon	53.78
06/28/2022	KeyBank	Algaecide Amazon	59.76
06/28/2022	KeyBank	Taylor reagents Amazon	12.80
06/28/2022	KeyBank	4 cases chlorine	89.54
06/28/2022	KeyBank	return	-3.14
07/25/2022	KeyBank	pool supplies	42.67
07/25/2022	KeyBank	baking soda	7.17

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07/25/2022	KeyBank	pool house rats	31.45
08/31/2022	KeyBank	pool chemicals Walmart	21.22
	Total Pool Supplies		859.08
	Total Pool Maintenance		3,200.52
	Pool Repair		
	Pool Repair-Other		
11/30/2021	KeyBank	Pump repair Lachmiller Electric	128.70
07/25/2022	KeyBank	switch safety vacuum release system EBay	660.78
	Total Pool Repair-Other		789.48
	Total Pool Repair		789.48
	Professional Fees		
	Accounting		
09/06/2021	Deanna Malohn (ve...	Sep accounting fees	200.00
10/31/2021	Deanna Malohn (ve...	Oct accounting fees	200.00
11/30/2021	Deanna Malohn (ve...	Nov accounting fees	200.00
12/13/2021	Deanna Malohn (ve...	Dec accounting fees	200.00
01/06/2022	Deanna Malohn (ve...	Jan accounting fees	200.00
02/07/2022	Deanna Malohn (ve...	Feb accounting fees	200.00
03/13/2022	Deanna Malohn (ve...	Mar accounting fees	200.00
04/04/2022	Deanna Malohn (ve...	Apr accounting fees	200.00
05/05/2022	Deanna Malohn (ve...	May accounting fees	200.00
06/10/2022	Deanna Malohn (ve...	June accounting fees	200.00
07/08/2022	Deanna Malohn (ve...	July accounting fees	200.00
08/03/2022	Deanna Malohn (ve...	Aug accounting fees	200.00
	Total Accounting		2,400.00
	Total Professional Fees		2,400.00
	Utilities		
	Electric		
09/13/2021		Bldg A 110 019 665 154	95.07
09/13/2021		Bldg B 110 019 664 777	149.46
09/13/2021		Bldg C 110 020 375 256	80.90
10/12/2021		Bldg A 110 019 665 154	102.52
10/12/2021		Bldg B 110 019 664 777	145.28
10/12/2021		Bldg C 110 020 375 256	79.24
11/10/2021		Bldg A 110 019 665 154	103.01
11/10/2021		Bldg B 110 019 664 777	91.91
11/10/2021		Bldg C 110 020 375 256	78.42
12/09/2021		Bldg A 110 019 665 154	98.10
12/09/2021		Bldg B 110 019 664 777	87.78
12/09/2021		Bldg C 110 020 375 256	78.61
01/10/2022		Bldg A 110 019 665 154	84.36

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Date	Name	Memo	Amount
01/10/2022		Bldg B 110 019 664 777	82.54
01/10/2022		Bldg C 110 020 375 256	72.98
02/11/2022		Bldg A 110 019 665 154	82.17
02/11/2022		Bldg B 110 019 664 777	80.47
02/11/2022		Bldg C 110 020 375 256	73.21
03/10/2022		Bldg A 110 019 665 154	76.84
03/10/2022		Bldg B 110 019 664 777	77.01
03/10/2022		Bldg C 110 020 375 256	72.37
04/11/2022		Bldg A 110 019 665 154	77.37
04/11/2022		Bldg B 110 019 664 777	77.68
04/11/2022		Bldg C 110 020 375 256	71.84
05/11/2022		Bldg A 110 019 665 154	74.61
05/11/2022		Bldg B 110 019 664 777	73.28
05/11/2022		Bldg C 110 020 375 256	67.20
06/10/2022		Bldg A 110 019 665 154	79.73
06/10/2022		Bldg B 110 019 664 777	73.27
06/10/2022		Bldg C 110 020 375 256	67.18
07/12/2022		Bldg A 110 019 665 154	96.20
07/12/2022		Bldg B 110 019 664 777	77.57
07/12/2022		Bldg C 110 020 375 256	66.95
08/12/2022		Bldg A 110 019 665 154	101.77
08/12/2022		Bldg B 110 019 664 777	143.46
08/12/2022		Bldg C 110 020 375 256	67.56
Total Electric			3,107.92
Water			
09/06/2021	Northwestern Water...	73340158,73340155 Bldg B	1,147.28
09/06/2021	Northwestern Water...	73340159 74993499 Bldg C	419.14
09/06/2021	Northwestern Water...	71053951,73340157 Bldg A	919.88
10/10/2021	Northwestern Water...	73340158,73340155 Bldg B	1,109.47
10/10/2021	Northwestern Water...	73340159 74993499 Bldg C	412.12
10/10/2021	Northwestern Water...	71053951,73340157 Bldg A	877.68
11/05/2021	Northwestern Water...	73340158,73340155 Bldg B	911.50
11/05/2021	Northwestern Water...	73340159 74993499 Bldg C	380.62
11/05/2021	Northwestern Water...	71053951,73340157 Bldg A	661.19
12/06/2021	Northwestern Water...	73340158,73340155 Bldg B	689.64
12/06/2021	Northwestern Water...	73340159 74993499 Bldg C	304.92
12/06/2021	Northwestern Water...	71053951,73340157 Bldg A	614.23
01/06/2022	Northwestern Water...	73340158,73340155 Bldg B	663.19
01/06/2022	Northwestern Water...	73340159 74993499 Bldg C	339.01
01/06/2022	Northwestern Water...	71053951,73340157 Bldg A	651.73
02/07/2022	Northwestern Water...	73340158,73340155 Bldg B	769.51
02/07/2022	Northwestern Water...	73340159 74993499 Bldg C	424.78
02/07/2022	Northwestern Water...	71053951,73340157 Bldg A	700.84
03/13/2022	Northwestern Water...	73340158,73340155 Bldg B	704.68
03/13/2022	Northwestern Water...	73340159 74993499 Bldg C	297.97
03/13/2022	Northwestern Water...	71053951,73340157 Bldg A	513.21
04/04/2022	Northwestern Water...	73340158,73340155 Bldg B	713.74

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04/04/2022	Northwestern Water...	73340159 74993499 Bldg C	350.86
04/04/2022	Northwestern Water...	71053951,73340157 Bldg A	513.21
05/14/2022	Northwestern Water...	73340158,73340155 Bldg B	721.03
05/14/2022	Northwestern Water...	73340159 74993499 Bldg C	395.04
05/14/2022	Northwestern Water...	71053951,73340157 Bldg A	513.21
06/10/2022	Northwestern Water...	73340158,73340155 Bldg B	796.46
06/10/2022	Northwestern Water...	73340159 74993499 Bldg C	430.24
06/10/2022	Northwestern Water...	71053951,73340157/60000831 Bldg A	363.18
07/08/2022	Northwestern Water...	73340158,73340155 Bldg B	899.90
07/08/2022	Northwestern Water...	73340159 74993499 Bldg C	457.35
07/08/2022	Northwestern Water...	71053951,73340157/60000831 Bldg A	764.45
08/08/2022	Northwestern Water...	73340158,73340155 Bldg B	1,005.27
08/08/2022	Northwestern Water...	73340159 74993499 Bldg C	408.19
08/08/2022	Northwestern Water...	71053951,73340157/60000831 Bldg A	811.64
Total Water			22,656.36
Total Utilities			25,764.28
Total Expense			101,444.35
Net Ordinary Income			-101,444.35
Net Income			-101,444.35