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Accrual Basis

Hamlet Commons Condominium Association

Profit & Loss Detail by account

September 2019 through August 2020

Date	Name	Memo	Amount
Ordinary Income/Expense			
Expense			
Building Repairs			
Building Repairs-Other			
07/25/2020	Perry Hopson	Roof leak damage, Bldg A, Givens	550.00
08/03/2020	Steve Miley	window well - 2 replacements Bldg A	75.00
	Total Building Repairs-Other		625.00
Wood Repair			
07/17/2020	Steve Miley	Jacobsen entry repair - wood	695.00
	Total Wood Repair		695.00
	Total Building Repairs		1,320.00
Building Services			
Building Maintenance			
12/28/2019	Freedom Roofing, ...	Gutter repair Bldg C	295.00
	Total Building Maintenance		295.00
Building Supplies			
06/10/2020	Julaine Boyer	New cover for Bldg A basement window	26.63
07/25/2020	KeyBank	Bldg A splash guards and drainage rock	20.85
	Total Building Supplies		47.48
Eaves Cleaning			
05/15/2020	Suburban Window ...	May eaves cleaning	320.25
	Total Eaves Cleaning		320.25
Hallway Cleaning			
09/01/2019	Elizabeth Kujawa	Bldg A&B common areas	80.00
10/01/2019	Elizabeth Kujawa	Bldg A&B common areas	80.00
11/01/2019	Elizabeth Kujawa	Bldg A&B common areas	80.00
12/01/2019	Elizabeth Kujawa	Bldg A&B common areas	80.00
01/01/2020	Elizabeth Kujawa	Bldg A&B common areas	80.00
02/01/2020	Elizabeth Kujawa	Bldg A&B common areas	80.00
03/01/2020	Elizabeth Kujawa	Bldg A&B common areas	80.00
04/01/2020	Elizabeth Kujawa	Bldg A&B common areas	80.00
05/01/2020	Elizabeth Kujawa	Bldg A&B common areas	80.00
06/01/2020	Elizabeth Kujawa	Bldg A&B common areas	80.00
07/01/2020	Elizabeth Kujawa	Bldg A&B common areas	80.00
08/01/2020	Elizabeth Kujawa	Bldg A&B common areas	80.00
	Total Hallway Cleaning		960.00
Window Cleaning			
05/15/2020	Suburban Window ...	May Window cleaning	427.00
	Total Window Cleaning		427.00
	Total Building Services		2,049.73
Building Upkeep			
Roof Replacement			
10/20/2019	Freedom Roofing, ...	Bldg B; 80% down payment	44,164.00
11/21/2019	Freedom Roofing, ...	Bldg B; 20% final payment	11,040.00
11/24/2019	Kevin Fall Carpentr...	Givens unit repair due to roof leaks	1,200.00
12/18/2019		Reclass MacKinnon	-1,200.00
12/28/2019	Freedom Roofing, ...	Bldg A gutter replacement	8,150.00
	Total Roof Replacement		63,354.00
	Total Building Upkeep		63,354.00

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Date	Name	Memo	Amount
Grounds Maintenance			
Grounds Maintenance-Other			
07/25/2020	OCHOA LLC	Spring clean up	461.05
	Total Grounds Maintenance-Other		461.05
Lawn Mowing			
10/27/2019	OCHOA LLC	13 mows 8-5 thru 10/28/19	5,481.61
12/28/2019	OCHOA LLC	2 mows 11-4 and 11-26, fall clean up	1,297.33
07/25/2020	OCHOA LLC	17 Mows: April, May, June and July	7,198.26
	Total Lawn Mowing		13,977.20
Lawn Treatment			
03/11/2020	Land Art Inc.	2020 Prepayment	3,450.51
	Total Lawn Treatment		3,450.51
Snow Removal			
12/28/2019	OCHOA LLC	11-11-19 clear snow	400.00
03/15/2020	OCHOA LLC	Clear snow: 1-20,2-5, 2-26	1,281.00
	Total Snow Removal		1,681.00
Sprinkler Activate/Deactivate			
10/03/2019	JR's Sprinkler Maint...	winterization Bldg A sprinkler	166.25
10/03/2019	JR's Sprinkler Maint...	winterization Bldg B sprinkler and pool house	166.25
10/03/2019	JR's Sprinkler Maint...	winterization bldg C	95.00
05/31/2020	JR's Sprinkler Maint...	Bldg C	390.10
05/31/2020	JR's Sprinkler Maint...	Bldg B	216.43
05/31/2020	JR's Sprinkler Maint...	Bldg A	257.88
	Total Sprinkler Activate/Deactivate		1,291.91
Tree Care			
09/28/2019	Envirocare	TC-PHC mid summer visit 9-03-19	193.48
10/29/2019	Envirocare	TC-PHC late summer visit 10-01-19	205.87
11/13/2019	Envirocare	TC-Fall Deep Root Fertilization 10-22-19	581.79
06/10/2020	Envirocare	Emerald Ash borer 5-4-20	214.00
06/10/2020	Envirocare	TC-disease Control 5-22-20	296.27
07/07/2020	Envirocare	PHC Spring visit 6-15-20	193.48
07/25/2020	Envirocare	dormant oil 4-6-20, disease control 1 4-20-20, micronutrient injection 4-21-20	1,241.50
08/06/2020	Envirocare	TC PHC early summer visit	205.87
	Total Tree Care		3,132.26
	Total Grounds Maintenance		23,993.93
Grounds Repair			
Tree Trimming/Removal			
05/26/2020	Amber & Stykemain...	Bldg C tree removal	1,072.50
07/25/2020	OCHOA LLC	tree removal near C entrance	427.00
	Total Tree Trimming/Removal		1,499.50
	Total Grounds Repair		1,499.50
Insurance			
Liability Insurance			
10/27/2019		Umbrella Policy	306.00
10/27/2019		Initial payment to change policy	1,940.00
12/16/2019		Pekin insurance monthly pymt	485.02
01/15/2020		Pekin insurance monthly pymt	808.34
02/18/2020		Pekin insurance monthly pymt	808.33
03/15/2020		Reclassify State Farm Refund	-1,665.34
03/16/2020		Pekin insurance monthly pymt	808.33
04/15/2020		Pekin insurance monthly pymt	808.33
05/15/2020		Pekin insurance monthly pymt	808.33
06/15/2020		Pekin insurance monthly pymt	808.33

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Date	Name	Memo	Amount
07/15/2020		Pekin insurance monthly pymt	808.33
08/15/2020		Pekin insurance monthly pymt	808.33
	Total Liability Insurance		7,532.33
	Total Insurance		7,532.33
	Interest Expense		
	Finance Charge		
10/31/2019		Oct maintenance fee	18.00
11/29/2019		monthly service fee	18.00
12/31/2019		monthly service fee	18.00
01/31/2020		monthly service fee	18.00
02/29/2020		monthly service fee	18.00
	Total Finance Charge		90.00
	Loan Interest		
03/15/2020	Terry Fraker	Loan Interest	238.90
04/15/2020	Terry Fraker	Loan Interest	61.11
05/15/2020	Terry Fraker	Loan Interest	55.56
06/12/2020	Terry Fraker	Loan Interest	43.65
07/17/2020	Terry Fraker	Loan Interest	31.22
08/03/2020	Terry Fraker	Loan Interest	12.09
	Total Loan Interest		442.53
	Total Interest Expense		532.53
	Miscellaneous		
11/16/2019	Mackinnon & Co Ltd	Expense Reimbursement	-600.00
12/10/2019	Mackinnon & Co Ltd		-45.00
12/10/2019		Reclass Mackinnon	-600.00
12/18/2019		Reclass MacKinnon	1,245.00
03/13/2020	State Farm Mutual	Expense Reimbursement	-1,665.34
03/15/2020		Reclassify State Farm Refund	1,665.34
	Total Miscellaneous		0.00
	Pool Maintenance		
	Pool License		
05/21/2020	Wood County Healt...	2020 license	480.00
	Total Pool License		480.00
	Pool Maintenance-Other		
09/26/2019	HP Pools, Inc	close pool 1.4 hours	210.00
09/28/2019	HP Pools, Inc	weekly cleaning 8/1,8 15,22,29	325.00
10/13/2019	HP Pools, Inc	Cleaning 9/5, 12, 20	195.00
07/13/2020	HP Pools, Inc	Power washed deck	150.00
08/13/2020	HP Pools, Inc	Cleaning 6-18 and 6-25	130.00
08/13/2020	HP Pools, Inc	Pool opening 6-11-20	330.00
08/13/2020	HP Pools, Inc	Pool cleaning July 2, 9, 16,23,30	325.00
	Total Pool Maintenance-Other		1,665.00
	Pool Supplies		
09/28/2019	HP Pools, Inc	muriatic acid 1 gallon	7.50
09/28/2019	KeyBank	pools chemicals	161.51
10/13/2019	HP Pools, Inc	Sodium bicarb	12.00
10/27/2019	KeyBank	pool chemicals	22.91
11/29/2019	KeyBank	pool chemicals	44.26
07/25/2020	C.J. Brown	pool chemicals	161.08
07/25/2020	KeyBank	pool chemicals	350.91
07/25/2020	KeyBank	Covid supplies	104.16
	Total Pool Supplies		864.33
	Total Pool Maintenance		3,009.33

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Date	Name	Memo	Amount
Pool Repair			
Pool Repair-Other			
10/27/2019	KeyBank	Lachmiller Coolidge pump repair	72.93
	Total Pool Repair-Other		72.93
	Total Pool Repair		72.93
Professional Fees			
Accounting			
09/10/2019	Deanna Malohn (ve...	Sep 2019	200.00
10/05/2019	Deanna Malohn (ve...	Oct 2019	200.00
11/01/2019	Deanna Malohn (ve...	Nov accounting fees	200.00
12/06/2019	Deanna Malohn (ve...	Dec accounting fees	200.00
01/08/2020	Daniel Smith (vendor)	Sep 2018- Aug 2019 tax return form 1120H	50.00
01/11/2020	Deanna Malohn (ve...	Jan accounting fees	200.00
02/15/2020	Deanna Malohn (ve...	Feb accounting fees	200.00
03/15/2020	Deanna Malohn (ve...	Mar accounting fees	200.00
04/13/2020	Deanna Malohn (ve...	Apr accounting fees	200.00
05/06/2020	Deanna Malohn (ve...	May accounting fees	200.00
06/10/2020	Deanna Malohn (ve...	June accounting fees	200.00
07/13/2020	Deanna Malohn (ve...	July accounting fees	200.00
08/03/2020	Deanna Malohn (ve...	August accounting fees	200.00
	Total Accounting		2,450.00
Legal Fees			
11/24/2019	William Ohls	small claims court application Mackinnon	45.00
12/18/2019		Reclass MacKinnon	-45.00
	Total Legal Fees		0.00
	Total Professional Fees		2,450.00
Taxes			
Federal			
01/30/2020	Department of Trea...	federal tax on interest income	165.00
	Total Federal		165.00
	Total Taxes		165.00
Utilities			
Electric			
09/13/2019		Bldg A 110 019 665 154	90.65
09/13/2019		Bldg B 110 019 664 777	148.62
09/13/2019		Bldg C 110 020 375 256	62.61
10/15/2019		Bldg A 110 019 665 154	90.53
10/15/2019		Bldg B 110 019 664 777	136.87
10/15/2019		Bldg C 110 020 375 256	62.76
11/13/2019		Bldg A 110 019 665 154	82.42
11/13/2019		Bldg B 110 019 664 777	73.25
11/13/2019		Bldg C 110 020 375 256	60.97
12/12/2019		Bldg A 110 019 665 154	68.55
12/12/2019		Bldg B 110 019 664 777	64.44
12/12/2019		Bldg C 110 020 375 256	61.93
01/13/2020		Bldg A 110 019 665 154	66.83
01/13/2020		Bldg B 110 019 664 777	67.15
01/13/2020		Bldg C 110 020 375 256	63.06
02/13/2020		Bldg A 110 019 665 154	71.74
02/13/2020		Bldg B 110 019 664 777	71.74
02/13/2020		Bldg C 110 020 375 256	68.85
03/12/2020		Bldg A 110 019 665 154	68.51
03/12/2020		Bldg B 110 019 664 777	68.83
03/12/2020		Bldg C 110 020 375 256	68.18
04/13/2020		Bldg A 110 019 665 154	71.14
04/13/2020		Bldg B 110 019 664 777	71.52
04/13/2020		Bldg C 110 020 375 256	67.96
05/12/2020		Bldg A 110 019 665 154	77.38
05/12/2020		Bldg B 110 019 664 777	78.71

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September 2019 through August 2020

Date	Name	Memo	Amount
05/12/2020		Bldg C 110 020 375 256	71.58
06/11/2020		Bldg A 110 019 665 154	84.19
06/11/2020		Bldg B 110 019 664 777	78.07
06/11/2020		Bldg C 110 020 375 256	73.54
07/10/2020		Bldg A 110 019 665 154	90.42
07/10/2020		Bldg B 110 019 664 777	86.36
07/10/2020		Bldg C 110 020 375 256	70.88
08/12/2020		Bldg A 110 019 665 154	96.78
08/12/2020		Bldg B 110 019 664 777	145.85
08/12/2020		Bldg C 110 020 375 256	71.96
Total Electric			2,854.83
Water			
09/10/2019	Northwestern Water...	73340158,73340155 Bldg B	945.56
09/10/2019	Northwestern Water...	73340159 74993499 Bldg C	346.16
09/10/2019	Northwestern Water...	71053951,73340157 Bldg A	767.35
10/05/2019	Northwestern Water...	73340158,73340155 Bldg B	1,120.78
10/05/2019	Northwestern Water...	73340159 74993499 Bldg C	374.97
10/05/2019	Northwestern Water...	71053951,73340157 Bldg A	718.33
11/13/2019	Northwestern Water...	73340158,73340155 Bldg B	613.07
11/13/2019	Northwestern Water...	73340159 74993499 Bldg C	240.33
11/13/2019	Northwestern Water...	71053951,73340157 Bldg A	563.25
12/06/2019	Northwestern Water...	73340158,73340155 Bldg B	577.49
12/06/2019	Northwestern Water...	73340159 74993499 Bldg C	239.35
12/06/2019	Northwestern Water...	71053951,73340157 Bldg A	565.23
01/11/2020	Northwestern Water...	73340158,73340155 Bldg B	668.41
01/11/2020	Northwestern Water...	73340159 74993499 Bldg C	302.19
01/11/2020	Northwestern Water...	71053951,73340157 Bldg A	623.69
02/07/2020	Northwestern Water...	73340158,73340155 Bldg B	635.16
02/07/2020	Northwestern Water...	73340159 74993499 Bldg C	305.01
02/07/2020	Northwestern Water...	71053951,73340157 Bldg A	527.59
03/11/2020	Northwestern Water...	73340158,73340155 Bldg B	574.53
03/11/2020	Northwestern Water...	73340159 74993499 Bldg C	368.75
03/11/2020	Northwestern Water...	71053951,73340157 Bldg A	511.25
04/13/2020	Northwestern Water...	73340158,73340155 Bldg B	629.60
04/13/2020	Northwestern Water...	73340159 74993499 Bldg C	330.43
04/13/2020	Northwestern Water...	71053951,73340157 Bldg A	485.69
05/06/2020	Northwestern Water...	73340158,73340155 Bldg B	631.40
05/06/2020	Northwestern Water...	73340159 74993499 Bldg C	347.21
05/06/2020	Northwestern Water...	71053951,73340157 Bldg A	520.20
06/10/2020	Northwestern Water...	73340158,73340155 Bldg B	649.15
06/10/2020	Northwestern Water...	73340159 74993499 Bldg C	400.81
06/10/2020	Northwestern Water...	71053951,73340157 Bldg A	628.70
07/07/2020	Northwestern Water...	73340158,73340155 Bldg B	1,040.60
07/07/2020	Northwestern Water...	73340159 74993499 Bldg C	432.94
07/07/2020	Northwestern Water...	71053951,73340157 Bldg A	844.54
08/03/2020	Northwestern Water...	73340158,73340155 Bldg B	1,064.35
08/03/2020	Northwestern Water...	73340159 74993499 Bldg C	388.79
08/03/2020	Northwestern Water...	71053951,73340157 Bldg A	891.16
Total Water			20,874.02
Total Utilities			23,728.85
Total Expense			129,708.13
Net Ordinary Income			-129,708.13
Net Income			-129,708.13