

Income Statement

9/10/2025

Page 1 / 5

JOANNE.MCINTYRE

Period: 08/01/25..08/31/25

Association of Green Trails Phase II Homeowners

Fiscal Start Date: 01/01/25

All amounts are in USD.

Description	CM Actual	CM Budget	Variance	YTD Actual	YTD Budget	Variance	Annual Budget	Remaining
INCOME								
MAINTENANCE FEE INCOME	-	-	-	2,283,063.00	2,283,063.00	-	2,283,063.00	-
DELINQUENCIES	-	-	-	-10,789.52	-11,112.00	322.48	-11,112.00	-322.48
INTEREST ON UNPAID ASSESSMENTS	188.38	333.33	-144.95	4,577.96	2,666.68	1,911.28	4,000.00	-577.96
INTEREST - OPERATING	1,360.92	833.33	527.59	16,363.09	6,666.64	9,696.45	10,000.00	-6,363.09
INTEREST - CONTINGENCY	23.16	-	23.16	188.94	-	188.94	-	-188.94
PARKVIEW SHARED BLVD	2,855.08	3,471.08	-616.00	29,232.70	27,768.64	1,464.06	41,653.00	12,420.30
PATROL SERVICE	11,133.54	12,604.67	-1,471.13	88,951.00	100,837.36	-11,886.36	151,256.00	62,305.00
POOL/TENNIS ACCESS CARDS	750.00	125.00	625.00	1,589.27	1,000.00	589.27	1,500.00	-89.27
MISCELLANEOUS INCOME	-	-	-	65.00	-	65.00	-	-65.00
TOTAL INCOME	16,311.08	17,367.41	-1,056.33	2,413,241.44	2,410,890.32	2,351.12	2,480,360.00	67,118.56
EXPENSES								
SHARED BOULEVARD MAINTENANCE								
IRR REPAIRS - PARKVIEW	-	416.66	416.66	-	3,333.36	3,333.36	5,000.00	5,000.00
LANDSCAPE CONTRACT - PARKVIEW	1,573.14	1,548.67	-24.47	14,158.26	12,389.36	-1,768.90	18,584.00	4,425.74
LANDSCAPE EXTRAS - PARKVIEW	-	241.66	241.66	2,454.55	1,933.36	-521.19	2,900.00	445.45
TREE MAINT - PARKVIEW	-	1,358.33	1,358.33	13,789.28	10,866.68	-2,922.60	16,300.00	2,510.72
STREET LIGHTS - PARKVIEW	1,144.15	1,240.08	95.93	9,656.62	9,920.64	264.02	14,881.00	5,224.38
ELECTRICITY-ENTRY/PARKVIEW	541.40	201.25	-340.15	3,424.79	1,610.00	-1,814.79	2,415.00	-1,009.79
WATER-IRRIGATION/PARKVIEW	2,022.00	1,531.25	-490.75	12,380.20	12,250.00	-130.20	18,375.00	5,994.80
ADMINISTRATIVE-PARKVIEW	546.00	546.00	-	4,368.00	4,368.00	-	6,552.00	2,184.00
TOTAL SHARED BLDV MAINTENANCE	5,826.69	7,083.90	1,257.21	60,231.70	56,671.40	-3,560.30	85,007.00	24,775.30

Income Statement

Period: 08/01/25..08/31/25

Association of Green Trails Phase II Homeowners

Fiscal Start Date: 01/01/25

All amounts are in USD.

Description	CM Actual	CM Budget	Variance	YTD Actual	YTD Budget	Variance	Annual Budget	Remaining
ANNUAL CONTRACTS								
LANDSCAPE CONTRACT	26,220.79	25,827.00	-393.79	235,767.26	206,616.00	-29,151.26	309,924.00	74,156.74
POOL CONTRACT	-	-	-	98,211.80	97,564.00	-647.80	97,564.00	-647.80
PEST CONTROL	107.22	137.83	30.61	1,155.99	1,102.68	-53.31	1,654.00	498.01
MOSQUITO CONTROL	1,065.00	800.00	-265.00	3,210.00	4,800.00	1,590.00	8,000.00	4,790.00
TRASH SERVICE	45,967.48	45,967.50	0.02	367,739.84	367,740.00	0.16	551,610.00	183,870.16
PATROL SERVICE	2,871.00	38,975.75	36,104.75	256,243.00	311,806.00	55,563.00	467,709.00	211,466.00
DETENTION POND MANAGEMENT	600.00	600.00	-	4,800.00	4,800.00	-	7,200.00	2,400.00
SPLASH PAD MANAGEMENT	125.00	125.00	-	1,000.00	1,000.00	-	1,500.00	500.00
HOLIDAY DECORATIONS	-	-	-	7,869.27	9,981.00	2,111.73	9,981.00	2,111.73
TOTAL ANNUAL CONTRACTS	76,956.49	112,433.08	35,476.59	975,997.16	1,005,409.68	29,412.52	1,455,142.00	479,144.84
MAINTENANCE								
GENERAL R & M - GREEN TRAILS	178.79	833.33	654.54	3,277.43	6,666.68	3,389.25	10,000.00	6,722.57
POWER WASH - WALLS/FENCES	-	-	-	-	3,000.00	3,000.00	3,500.00	3,500.00
IRRIGATION REPAIRS	2,380.79	2,500.00	119.21	43,020.54	20,000.00	-23,020.54	30,000.00	-13,020.54
DETENTION POND REPAIRS	-	141.67	141.67	780.75	1,133.36	352.61	1,700.00	919.25
TREE/SHRUB REMOVAL & TRIMMING	-	5,000.00	5,000.00	43,928.56	40,000.00	-3,928.56	60,000.00	16,071.44
SPLASH PAD REPAIRS & MAINT	596.94	166.66	-430.28	1,106.91	1,333.36	226.45	2,000.00	893.09
POOL REPAIRS & MAINT	342.46	1,666.67	1,324.21	31,603.69	13,333.36	-18,270.33	20,000.00	-11,603.69
POOL SUPPLIES & EQUIPMENT	374.21	-	-374.21	1,925.00	5,000.00	3,075.00	5,000.00	3,075.00

Income Statement

9/10/2025

Page 3 / 5

JOANNE.MCINTYRE

Period: 08/01/25..08/31/25

Association of Green Trails Phase II Homeowners

Fiscal Start Date: 01/01/25

All amounts are in USD.

Description	CM Actual	CM Budget	Variance	YTD Actual	YTD Budget	Variance	Annual Budget	Remaining
ACCESS GATE REPAIRS & MAINT	-	-	-	1,251.67	1,750.00	498.33	3,500.00	2,248.33
ELECTRICAL REPAIRS	-	416.67	416.67	5,379.30	3,333.36	-2,045.94	5,000.00	-379.30
TENNIS COURTS REPAIRS & MAINT	-	958.33	958.33	3,349.85	7,666.64	4,316.79	11,500.00	8,150.15
TOTAL MAINTENANCE	3,873.19	11,683.33	7,810.14	135,623.70	103,216.76	-32,406.94	152,200.00	16,576.30
PROFESSIONAL SERVICES								
AUDIT/TAX PREPARATION	-	-	-	9,450.00	9,800.00	350.00	9,800.00	350.00
LEGAL - CORPORATE	-	125.00	125.00	910.00	1,000.00	90.00	1,500.00	590.00
LEGAL COLLECTIONS	610.45	1,250.00	639.55	3,015.36	10,000.00	6,984.64	15,000.00	11,984.64
LEGAL COLL - CHARGED TO OWNERS	-554.14	-625.00	-70.86	-2,827.65	-5,000.00	-2,172.35	-7,500.00	-4,672.35
LEGAL DEED VIOLATION	-	125.00	125.00	1,310.98	1,000.00	-310.98	1,500.00	189.02
LEGAL DR - CHARGED TO OWNERS	-	-	-	-1,442.38	-	1,442.38	-	1,442.38
ADMINISTRATIVE FEES	4,954.00	4,954.00	-	39,632.00	39,632.00	-	59,448.00	19,816.00
GATE ADMINISTRATION	104.16	104.16	-	833.28	833.36	0.08	1,250.00	416.72
TOTAL PROFESSIONAL SERVICES	5,114.47	5,933.16	818.69	50,881.59	57,265.36	6,383.77	80,998.00	30,116.41
UTILITIES								
STREET LIGHTS	14,442.81	14,140.00	-302.81	112,289.14	113,120.00	830.86	169,680.00	57,390.86
ELECTRICITY - REC CENTERS	1,208.54	1,026.83	-181.71	10,464.99	8,214.64	-2,250.35	12,322.00	1,857.01
ELECTRICITY - ENTRIES	162.45	193.58	31.13	1,600.17	1,548.64	-51.53	2,323.00	722.83
TELEPHONES-GREEN TRAILS	646.91	575.00	-71.91	5,059.56	4,600.00	-459.56	6,900.00	1,840.44
WATER & SEWER - REC CENTERS	2,026.55	1,050.00	-976.55	9,757.18	8,400.00	-1,357.18	12,600.00	2,842.82
WATER - IRRIGATION	11,586.78	10,762.50	-824.28	56,394.68	86,100.00	29,705.32	129,150.00	72,755.32
TOTAL UTILITIES	30,074.04	27,747.91	-2,326.13	195,565.72	221,983.28	26,417.56	332,975.00	137,409.28

Income Statement

9/10/2025

Page 4 / 5

JOANNE.MCINTYRE

Period: 08/01/25..08/31/25

Association of Green Trails Phase II Homeowners

Fiscal Start Date: 01/01/25

All amounts are in USD.

Description	CM Actual	CM Budget	Variance	YTD Actual	YTD Budget	Variance	Annual Budget	Remaining
OTHER EXPENSES								
RENT/MEETING EXPENSES	85.33	166.67	81.34	1,350.07	1,333.36	-16.71	2,000.00	649.93
STORAGE FEES	5.00	5.00	-	40.00	40.00	-	60.00	20.00
OFFICE SUPPLIES	4.00	41.66	37.66	98.67	333.36	234.69	500.00	401.33
COPIES	151.20	333.33	182.13	2,381.25	2,666.68	285.43	4,000.00	1,618.75
POSTAGE	227.61	500.00	272.39	4,000.46	4,000.00	-0.46	6,000.00	1,999.54
DELIVERIES	-	-	-	148.58	50.00	-98.58	50.00	-98.58
DISTRIBUTION	-	-	-	775.15	800.00	24.85	800.00	24.85
DEED RESTRICTION EXPENSES	110.00	125.00	15.00	1,150.00	1,000.00	-150.00	1,500.00	350.00
INSURANCE	3,597.58	3,544.00	-53.58	27,224.33	28,352.00	1,127.67	42,528.00	15,303.67
PROPERTY TAXES	-	14.16	14.16	-	113.36	113.36	170.00	170.00
BANK CHARGES	-	4.16	4.16	20.00	33.36	13.36	50.00	30.00
MISCELLANEOUS	-	-	-	823.99	500.00	-323.99	1,000.00	176.01
TOTAL OTHER EXPENSES	4,180.72	4,733.98	553.26	38,012.50	39,222.12	1,209.62	58,658.00	20,645.50
COMMITTEE OPERATING EXPENSES								
PARKS & PLAYGROUNDS	-	-	-	19,450.95	37,800.00	18,349.05	37,800.00	18,349.05
COMMUNICATIONS	200.00	200.00	-	1,400.00	1,600.00	200.00	2,400.00	1,000.00
COMMUNITY EVENTS	535.31	-	-535.31	13,721.59	24,900.00	11,178.41	24,900.00	11,178.41
PICKLEBALL	-	-	-	871.68	2,500.00	1,628.32	2,500.00	1,628.32
LANDSCAPE - OPERATING	-	-	-	9,853.85	27,450.00	17,596.15	27,450.00	17,596.15

Income Statement

Period: 08/01/25..08/31/25

Association of Green Trails Phase II Homeowners

Fiscal Start Date: 01/01/25

All amounts are in USD.

Description	CM Actual	CM Budget	Variance	YTD Actual	YTD Budget	Variance	Annual Budget	Remaining
SWIM TEAM	-	-	-	2,319.18	2,300.00	-19.18	2,300.00	-19.18
TOTAL COMMITTEE OPER EXPENSES	735.31	200.00	-535.31	47,617.25	96,550.00	48,932.75	97,350.00	49,732.75
CAPITAL RESERVES								
CAPITAL RESERVES	-	-	-	200,131.00	200,131.00	-	200,131.00	-
TOTAL CAPITAL RESERVES	-	-	-	200,131.00	200,131.00	-	200,131.00	-
COMMITTEE CAPITAL EXPENDITURES								
POOL	-	-	-	-	8,585.00	8,585.00	8,585.00	8,585.00
PARKS & PLAYGROUNDS	-	-	-	9,845.00	8,500.00	-1,345.00	8,500.00	-1,345.00
TOTAL COMMITTEE CAP EXPENDITURES	-	-	-	9,845.00	17,085.00	7,240.00	17,085.00	7,240.00
TOTAL EXPENSES	126,760.91	169,815.36	43,054.45	1,713,905.62	1,797,534.60	83,628.98	2,479,546.00	765,640.38
SURPLUS (DEFICIT)	-110,449.83	-152,447.95	41,998.12	699,335.82	613,355.72	85,980.10	814.00	-698,521.82