

Meadow Creek Subdivision

Income/Expense Statement
 Period: 09/01/21 to 09/30/21

Actual	Current Period		Account	Description	Actual	Year-To-Date		Yearly Budget
	Budget	Variance				Budget	Variance	
INCOME:								
.00	3,233.33	(3,233.33)	06310	Assessment Income	44,620.00	29,099.97	15,520.03	38,800.00
.00	485.00	(485.00)	06311	Cap Contrib Reserve Income	.00	4,365.00	(4,365.00)	5,820.00
100.00	.00	100.00	06340	Late Fee Income	1,480.00	.00	1,480.00	.00
.43	2.08	(1.65)	06911	Interest Income - MMR	4.79	18.72	(13.93)	25.00
.00	15.00	(15.00)	06912	Interest Income - CD	185.09	135.00	50.09	180.00
<u>100.43</u>	<u>3,735.41</u>	<u>(3,634.98)</u>		Subtotal Income	<u>46,289.88</u>	<u>33,618.69</u>	<u>12,671.19</u>	<u>44,825.00</u>
EXPENSES								
General & Administrative								
900.00	900.00	.00	07010	Management Fees	8,100.00	8,100.00	.00	10,800.00
750.00	.00	(750.00)	07140	Audit Fees	750.00	750.00	.00	750.00
.00	20.83	20.83	07160	Legal Fees	.00	187.47	187.47	250.00
13.40	29.17	15.77	07260	Postage & Mail	159.05	262.53	103.48	350.00
.00	.00	.00	07280	Insurance	1,138.00	1,331.00	193.00	1,331.00
7.90	37.50	29.60	07320	Office Supplies	366.25	337.50	(28.75)	450.00
373.00	83.33	(289.67)	07500	Residential Activities	893.86	749.97	(143.89)	1,000.00
.00	15.83	15.83	07505	Website	190.00	142.47	(47.53)	190.00
.00	20.83	20.83	07890	Misc. G & A	170.00	187.47	17.47	250.00
<u>2,044.30</u>	<u>1,107.49</u>	<u>(936.81)</u>		General & Administrativ	<u>11,767.16</u>	<u>12,048.41</u>	<u>281.25</u>	<u>15,371.00</u>
Building								
259.00	62.50	(196.50)	08320	Repairs	655.00	562.50	(92.50)	750.00
<u>259.00</u>	<u>62.50</u>	<u>(196.50)</u>		Building	<u>655.00</u>	<u>562.50</u>	<u>(92.50)</u>	<u>750.00</u>
Utilities								
26.45	27.08	.63	08910	Electricity	240.18	243.72	3.54	325.00
23.93	29.17	5.24	08930	Water & Sewer	215.37	262.53	47.16	350.00
<u>50.38</u>	<u>56.25</u>	<u>5.87</u>		Utilities	<u>455.55</u>	<u>506.25</u>	<u>50.70</u>	<u>675.00</u>
Maintenance								
.00	41.66	41.66	09010	Tree Maintenance	360.00	374.94	14.94	500.00
.00	50.00	50.00	09020	Grounds Maint. - Pine Needle	200.00	450.00	250.00	600.00
.00	125.00	125.00	09025	Grounds (new & replacements)	1,550.00	1,125.00	(425.00)	1,500.00
.00	125.00	125.00	09035	Grounds - other	940.00	1,125.00	185.00	1,500.00
.00	62.50	62.50	09110	Gen. M & R -Irrigation Sys	175.00	562.50	387.50	750.00

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	Budget	Variance				Budget	Variance	
.00	12.50	12.50	09190	Electrical Repairs	.00	112.50	112.50	150.00
160.13	166.67	6.54	09200	Pond Maintenance	2,570.78	1,500.03	(1,070.75)	2,000.00
.00	10.42	10.42	09260	Sign Maintenance	181.83	93.78	(88.05)	125.00
.00	12.50	12.50	09580	Misc. Maintenance	.00	112.50	112.50	150.00
<u>160.13</u>	<u>606.25</u>	<u>446.12</u>		Maintenance	<u>5,977.61</u>	<u>5,456.25</u>	<u>(521.36)</u>	<u>7,275.00</u>
Contract Services								
1,146.67	1,146.67	.00	09610	Lawn Maint. & Landscaping	10,320.03	10,320.03	.00	13,760.00
<u>1,146.67</u>	<u>1,146.67</u>	<u>.00</u>		Contract Services	<u>10,320.03</u>	<u>10,320.03</u>	<u>.00</u>	<u>13,760.00</u>
Reserves								
.00	416.67	416.67	09910	Reserves - Tree Removal	.00	3,750.03	3,750.03	5,000.00
.00	62.50	62.50	09985	Reserves - Drainage Imp	4,728.13	562.50	(4,165.63)	750.00
.00	41.67	41.67	09990	Reserves - Entrance/Landscap	356.00	375.03	19.03	500.00
<u>.00</u>	<u>520.84</u>	<u>520.84</u>		Reserves	<u>5,084.13</u>	<u>4,687.56</u>	<u>(396.57)</u>	<u>6,250.00</u>
3,660.48	3,500.00	(160.48)		TOTAL EXPENSES	34,259.48	33,581.00	(678.48)	44,081.00
(3,560.05)	235.41	(3,795.46)		Current Year Net Income/(los)	12,030.40	37.69	11,992.71	744.00
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