

### Meadow Creek Subdivision

Income/Expense Statement  
 Period: 02/01/23 to 02/28/23

Actual	Current Period		Account	Description	Actual	Year-To-Date		Yearly Budget
	Budget	Variance				Budget	Variance	
<b>INCOME:</b>								
.00	3,233.33	(3,233.33)	06310	Assessment Income	44,620.00	6,466.66	38,153.34	38,800.00
.00	485.00	(485.00)	06311	Cap Contrib Reserve Income	.00	970.00	(970.00)	5,820.00
5.30	.83	4.47	06911	Interest Income - MMR	9.71	1.66	8.05	10.00
.00	15.00	(15.00)	06912	Interest Income - CD	31.22	30.00	1.22	180.00
<u>5.30</u>	<u>3,734.16</u>	<u>(3,728.86)</u>		<b>Subtotal Income</b>	<u>44,660.93</u>	<u>7,468.32</u>	<u>37,192.61</u>	<u>44,810.00</u>
<b>EXPENSES</b>								
<b>General &amp; Administrative</b>								
925.00	925.00	.00	07010	Management Fees	1,850.00	1,850.00	.00	11,100.00
.00	.00	.00	07140	Audit Fees	.00	.00	.00	750.00
.00	20.83	20.83	07160	Legal Fees	66.25	41.66	(24.59)	250.00
8.53	25.00	16.47	07260	Postage & Mail	18.33	50.00	31.67	300.00
.00	.00	.00	07280	Insurance	.00	.00	.00	1,338.00
8.30	37.50	29.20	07320	Office Supplies	9.15	75.00	65.85	450.00
.00	25.00	25.00	07500	Residential Activities	.00	50.00	50.00	300.00
190.00	15.83	(174.17)	07505	Website	190.00	31.66	(158.34)	190.00
97.06	20.83	(76.23)	07890	Misc. G & A	157.06	41.66	(115.40)	250.00
<u>1,228.89</u>	<u>1,069.99</u>	<u>(158.90)</u>		<b>General &amp; Administrativ</b>	<u>2,290.79</u>	<u>2,139.98</u>	<u>(150.81)</u>	<u>14,928.00</u>
<b>Building</b>								
.00	66.67	66.67	08320	Repairs	.00	133.34	133.34	800.00
<u>.00</u>	<u>66.67</u>	<u>66.67</u>		<b>Building</b>	<u>.00</u>	<u>133.34</u>	<u>133.34</u>	<u>800.00</u>
<b>Utilities</b>								
29.45	26.67	(2.78)	08910	Electricity	59.00	53.34	(5.66)	320.00
49.78	31.25	(18.53)	08930	Water & Sewer	74.67	62.50	(12.17)	375.00
<u>79.23</u>	<u>57.92</u>	<u>(21.31)</u>		<b>Utilities</b>	<u>133.67</u>	<u>115.84</u>	<u>(17.83)</u>	<u>695.00</u>
<b>Maintenance</b>								
.00	41.66	41.66	09010	Tree Maintenance	.00	83.32	83.32	500.00
.00	41.67	41.67	09020	Grounds Maint. - Pine Needle	552.50	83.34	(469.16)	500.00
.00	125.00	125.00	09025	Grounds (new & replacements)	.00	250.00	250.00	1,500.00
.00	83.33	83.33	09035	Grounds - other	35.93	166.66	130.73	1,000.00
.00	37.50	37.50	09110	Gen. M & R -Irrigation Sys	.00	75.00	75.00	450.00
.00	12.50	12.50	09190	Electrical Repairs	.00	25.00	25.00	150.00

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	Budget	Variance			Actual	Budget	Variance	
134.00	258.33	124.33	09200	Pond Maintenance	294.13	516.66	222.53	3,100.00
.00	25.00	25.00	09260	Sign Maintenance	.00	50.00	50.00	300.00
.00	8.33	8.33	09580	Misc. Maintenance	.00	16.66	16.66	100.00
<u>134.00</u>	<u>633.32</u>	<u>499.32</u>		Maintenance	<u>882.56</u>	<u>1,266.64</u>	<u>384.08</u>	<u>7,600.00</u>
Contract Services								
1,229.17	1,229.17	.00	09610	Lawn Maint. & Landscaping	2,458.34	2,458.34	.00	14,750.00
<u>1,229.17</u>	<u>1,229.17</u>	<u>.00</u>		Contract Services	<u>2,458.34</u>	<u>2,458.34</u>	<u>.00</u>	<u>14,750.00</u>
Reserves								
.00	125.00	125.00	09910	Reserves - Tree Removal	.00	250.00	250.00	1,500.00
.00	125.00	125.00	09985	Reserves - Drainage Imp	.00	250.00	250.00	1,500.00
1,000.00	41.67	(958.33)	09990	Reserves - Entrance/Landscap	1,000.00	83.34	(916.66)	500.00
<u>1,000.00</u>	<u>291.67</u>	<u>(708.33)</u>		Reserves	<u>1,000.00</u>	<u>583.34</u>	<u>(416.66)</u>	<u>3,500.00</u>
3,671.29	3,348.74	(322.55)		TOTAL EXPENSES	6,765.36	6,697.48	(67.88)	42,273.00
(3,665.99)	385.42	(4,051.41)		Current Year Net Income/(los	37,895.57	770.84	37,124.73	2,537.00
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