

Westwood Village Homeowners Association
Profit & Loss Prev Year Comparison
January through June 2019

Cash Basis

	Jan - Jun 19	Jan - Jun 18	\$ Change	% Change
Ordinary Income/Expense				
Income				
Internet Income - Ting	16,273.82	0.00	16,273.82	100.0%
Boat Slip Moorage	18,575.00	18,138.26	436.74	2.4%
New Member Fee	200.00	0.00	200.00	100.0%
Regular Assessments	149,702.87	151,831.83	-2,128.96	-1.4%
Total Income	184,751.69	169,970.09	14,781.60	8.7%
Gross Profit	184,751.69	169,970.09	14,781.60	8.7%
Expense				
Consulting Fees	0.00	120.00	-120.00	-100.0%
Licenses and Permits	54.53	0.00	54.53	100.0%
Accounting	5,000.03	4,500.00	500.03	11.1%
Bank Service Charges	0.00	215.30	-215.30	-100.0%
Caretakers Salary				
Mileage	201.26	80.66	120.60	149.5%
Salaries - Caretaker	26,204.94	22,145.04	4,059.90	18.3%
Salary - Other	23,338.51	21,053.61	2,284.90	10.9%
Total Caretakers Salary	49,744.71	43,279.31	6,465.40	14.9%
Dues	134.00	0.00	134.00	100.0%
Equipment - Fuel & Oil	108.65	718.37	-609.72	-84.9%
Equipment Rent	72.77	102.73	-29.96	-29.2%
Freight & Postage	385.00	342.61	42.39	12.4%
Gas Allotment	750.00	500.00	250.00	50.0%
Legal	189.00	1,902.71	-1,713.71	-90.1%
Maintenance & Repair				
Docks	263.75	291.51	-27.76	-9.5%
Electrical & Plumbing	145.00	1,188.06	-1,043.06	-87.8%
Exterior & Buildings	3,320.00	1,915.87	1,404.13	73.3%
Irrigation Pump	0.00	94.31	-94.31	-100.0%
Machines & Equipment	1,201.68	792.29	409.39	51.7%
Miscellaneous Repairs	812.19	0.00	812.19	100.0%
Pool & Recreation Areas	2,205.52	1,189.06	1,016.46	85.5%
Yards & Grounds	13,957.76	6,525.81	7,431.95	113.9%
Total Maintenance & Repair	21,905.90	11,996.91	9,908.99	82.6%
Office Supplies				
Shop Equipment	0.00	90.94	-90.94	-100.0%
Office Supplies - Other	47.07	250.84	-203.77	-81.2%
Total Office Supplies	47.07	341.78	-294.71	-86.2%
Payroll Taxes	6,436.45	5,299.58	1,136.87	21.5%
Snowplowing	7,325.00	6,920.00	405.00	5.9%
Supplies				
Shop	227.18	451.48	-224.30	-49.7%
Total Supplies	227.18	451.48	-224.30	-49.7%
Cell Phone-Manager	215.01	211.00	4.01	1.9%
Utilities				
Internet	19,355.00	0.00	19,355.00	100.0%
Cable	17,917.20	829.50	17,087.70	2,060.0%
Electric	2,616.78	1,741.98	874.80	50.2%
Garbage & Recycle	1,475.34	1,416.20	59.14	4.2%
Natural Gas - Pool	556.98	36.07	520.91	1,444.2%
Sewer	20,552.19	20,363.98	188.21	0.9%
Water	9,776.40	9,974.36	-197.96	-2.0%
Total Utilities	72,249.89	34,362.09	37,887.80	110.3%

Westwood Village Homeowners Association
Profit & Loss Prev Year Comparison
January through June 2019

Cash Basis

	Jan - Jun 19	Jan - Jun 18	\$ Change	% Change
Total Expense	164,845.19	111,263.87	53,581.32	48.2%
Net Ordinary Income	19,906.50	58,706.22	-38,799.72	-66.1%
Other Income/Expense				
Other Income				
Insurance Assessment Income	13,543.05	13,288.95	254.10	1.9%
Late Fee	125.00	100.00	25.00	25.0%
Capital Assessments	21,856.33	24,788.96	-2,932.63	-11.8%
Total Other Income	35,524.38	38,177.91	-2,653.53	-7.0%
Other Expense				
Misc Expense	14.39	-102.88	117.27	114.0%
Insurance Expense	18,564.02	16,433.04	2,130.98	13.0%
Special Projects				
Eastern/Coyote Roofing project	0.00	28,543.37	-28,543.37	-100.0%
Riverview Siding	0.00	20,500.00	-20,500.00	-100.0%
Pool Project	23,914.85	20,100.00	3,814.85	19.0%
Total Special Projects	23,914.85	69,143.37	-45,228.52	-65.4%
Total Other Expense	42,493.26	85,473.53	-42,980.27	-50.3%
Net Other Income	-6,968.88	-47,295.62	40,326.74	85.3%
Net Income	12,937.62	11,410.60	1,527.02	13.4%