

Westwood Village Homeowners Association

Profit & Loss Budget vs. Actual

Cash Basis

January through September 2019

	Jan - Sep 19	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
Internet Income - Ting	24,529.40	24,885.00	-355.60	98.6%
Fines _ Income	0.00	750.00	-750.00	0.0%
Boat Slip Moorage	18,625.00	13,125.00	5,500.00	141.9%
New Member Fee	400.00			
Regular Assessments	225,303.59	227,142.00	-1,838.41	99.2%
Total Income	268,857.99	265,902.00	2,955.99	101.1%
Gross Profit	268,857.99	265,902.00	2,955.99	101.1%
Expense				
Licenses and Permits	54.53	300.00	-245.47	18.2%
Accounting	7,500.05	7,500.00	0.05	100.0%
Bank Service Charges	91.17	450.00	-358.83	20.3%
Bonus	0.00	1,350.00	-1,350.00	0.0%
Caretakers Salary				
Mileage	201.26			
Salaries - Caretaker	38,384.70			
Salary - Other	35,007.77			
Caretakers Salary - Other	0.00	77,250.00	-77,250.00	0.0%
Total Caretakers Salary	73,593.73	77,250.00	-3,656.27	95.3%
Dues	134.00			
Equipment - Fuel & Oil	150.52	750.00	-599.48	20.1%
Equipment Rent	72.77	375.00	-302.23	19.4%
Freight & Postage	495.00	300.00	195.00	165.0%
Gas Allotment	750.00	1,125.00	-375.00	66.7%
Legal	189.00	750.00	-561.00	25.2%
Maintenance & Repair				
Docks	9,263.75	11,250.00	-1,986.25	82.3%
Electrical & Plumbing	145.00	1,500.00	-1,355.00	9.7%
Exterior & Buildings	16,719.13	7,500.00	9,219.13	222.9%
Irrigation Pump	0.00	2,250.00	-2,250.00	0.0%
Machines & Equipment	1,475.99	2,250.00	-774.01	65.6%
Miscellaneous Repairs	812.19	900.00	-87.81	90.2%
Pool & Recreation Areas	3,434.28	6,750.00	-3,315.72	50.9%
Roads	1,141.00	1,125.00	16.00	101.4%
Yards & Grounds	16,217.14	13,125.00	3,092.14	123.6%
Total Maintenance & Repair	49,208.48	46,650.00	2,558.48	105.5%
Events	480.00	900.00	-420.00	53.3%
Office Supplies				
Office Supplies - Other	126.56	750.00	-623.44	16.9%
Total Office Supplies	126.56	750.00	-623.44	16.9%
Payroll Taxes	9,519.81	12,000.00	-2,480.19	79.3%
Snowplowing	7,325.00	7,500.00	-175.00	97.7%
Supplies				
Shop	233.42	1,125.00	-891.58	20.7%
Supplies - Other	0.00	194.25	-194.25	0.0%
Total Supplies	233.42	1,319.25	-1,085.83	17.7%
Cell Phone-Manager	272.78	450.00	-177.22	60.6%
Utilities				
Internet	27,650.00	25,200.00	2,450.00	109.7%
Cable	17,917.20	12,000.00	5,917.20	149.3%
Electric	4,567.70	6,000.00	-1,432.30	76.1%
Garbage & Recycle	2,270.21	3,750.00	-1,479.79	60.5%
Natural Gas - Pool	1,021.71	2,625.00	-1,603.29	38.9%
Sewer	31,013.25	33,000.00	-1,986.75	94.0%

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Water	18,904.00	24,000.00	-5,096.00	78.8%
Total Utilities	103,344.07	106,575.00	-3,230.93	97.0%
Total Expense	253,540.89	266,294.25	-12,753.36	95.2%
Net Ordinary Income	15,317.10	-392.25	15,709.35	-3,904.9%
Other Income/Expense				
Other Income				
Easement	0.00	1,500.00	-1,500.00	0.0%
Fines	23.63			
Insurance Assessment Income	20,381.52	17,775.00	2,606.52	114.7%
Late Fee	298.25			
Other Income	1,260.00			
Capital Assessments	32,900.01	33,300.00	-399.99	98.8%
Total Other Income	54,863.41	52,575.00	2,288.41	104.4%
Other Expense				
Misc Expense	14.39			
Insurance Expense	22,689.34	18,000.00	4,689.34	126.1%
Special Projects	56,797.85	44,550.00	12,247.85	127.5%
Total Other Expense	79,501.58	62,550.00	16,951.58	127.1%
Net Other Income	-24,638.17	-9,975.00	-14,663.17	247.0%
Net Income	-9,321.07	-10,367.25	1,046.18	89.9%