

Fiscal Year Budget

Property: University Woods at Centennial

1/1/2023-12/31/2023 Profit & Loss

	JAN 23	FEB 23	MAR 23	APR 23	MAY 23	JUN 23	JUL 23	AUG 23	SEP 23	OCT 23	NOV 23	DEC 23	TOTAL
INCOME													
4001 HOA Assessments	46,440.00	46,440.00	46,440.00	46,440.00	46,440.00	46,440.00	46,440.00	46,440.00	46,440.00	46,440.00	46,440.00	46,440.00	557,280.00
4003 Late Fee	124.00	124.00	124.00	124.00	124.00	124.00	124.00	124.00	124.00	124.00	124.00	124.00	1,488.00
4010 Utilities Income	13,000.00	13,000.00	13,000.00	13,000.00	13,000.00	13,000.00	13,000.00	13,000.00	13,000.00	13,000.00	13,000.00	13,000.00	156,000.00
TOTAL INCOME	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	714,768.00
EXPENSE													
5100 Building Maintenance													
5115 Plumbing Repairs	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	13,200.00
5118 Building Repairs	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	13,200.00
5126 Extermination/Termite Bond	300.00	300.00	300.00	300.00	300.00	300.00	300.00	300.00	300.00	4,000.00	300.00	300.00	7,300.00
5130 Misc Repair - Fire Ext & Sys	0.00	0.00	0.00	9,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,000.00
5132 Exterior Building Repairs & I	1,710.00	1,710.00	1,710.00	1,710.00	1,710.00	1,710.00	1,710.00	1,710.00	1,710.00	1,710.00	1,710.00	1,710.00	20,520.00
5133 Roof Repairs	200.00	200.00	200.00	200.00	500.00	200.00	232.00	200.00	500.00	200.00	200.00	200.00	3,032.00
5135 Gutters Repairs/Cleaning	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,325.00	0.00	0.00	0.00	3,325.00
5100 Total Building Maintenance	4,410.00	4,410.00	4,410.00	13,410.00	4,710.00	4,410.00	4,442.00	4,410.00	8,035.00	8,110.00	4,410.00	4,410.00	69,577.00
5200 Grounds													
5201 Grounds Contract	3,337.00	3,333.00	3,333.00	3,333.00	3,333.00	3,333.00	3,333.00	3,333.00	3,333.00	3,333.00	3,333.00	3,333.00	40,000.00
5206 Grounds Clean Up	1,350.00	1,350.00	1,350.00	1,350.00	1,350.00	1,350.00	1,350.00	1,350.00	1,350.00	1,350.00	1,350.00	1,350.00	16,200.00
5211 Retention Ponds	0.00	0.00	2,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00
5200 Total Grounds	4,687.00	4,683.00	6,683.00	4,683.00	4,683.00	4,683.00	4,683.00	4,683.00	4,683.00	4,683.00	4,683.00	4,683.00	58,200.00
5500 Utilities													
5502 Utilities - Area Lights	2,016.00	2,016.00	2,016.00	2,016.00	2,016.00	2,016.00	2,016.00	2,016.00	2,016.00	2,016.00	2,016.00	2,016.00	24,192.00
5503 Utilities - Water	20,000.00	20,000.00	20,000.00	20,000.00	20,000.00	20,000.00	20,000.00	20,000.00	20,000.00	20,000.00	20,000.00	20,000.00	240,000.00
5509 Fire Inspection	0.00	0.00	0.00	8,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,000.00
5510 Trash Disposal	5,000.00	5,000.00	5,000.00	5,000.00	5,000.00	5,000.00	5,000.00	5,000.00	5,000.00	5,000.00	5,000.00	5,000.00	60,000.00
5500 Total Utilities	27,016.00	27,016.00	27,016.00	35,016.00	27,016.00	27,016.00	27,016.00	27,016.00	27,016.00	27,016.00	27,016.00	27,016.00	332,192.00
5600 General Expenses													
5602 Accounting Fees	0.00	0.00	0.00	3,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,500.00
5603 Legal Fees	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	1,200.00
5605 Security Guard Expense	4,400.00	4,400.00	4,400.00	4,400.00	4,400.00	4,400.00	4,400.00	4,400.00	4,400.00	4,400.00	4,400.00	4,400.00	52,800.00
5607 Printing, Forms and Miscelle	150.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	1,800.00
5611 Meeting Expense	50.00	0.00	0.00	50.00	0.00	0.00	50.00	0.00	0.00	50.00	300.00	0.00	500.00
5613 HOA Management Fee	3,400.00	3,400.00	3,400.00	3,400.00	3,400.00	3,400.00	3,400.00	3,400.00	3,400.00	3,400.00	3,400.00	3,400.00	40,800.00
5618 Insurance	0.00	0.00	0.00	0.00	0.00	0.00	0.00	86,000.00	0.00	0.00	0.00	0.00	86,000.00
5600 Total General Expenses	8,100.00	8,050.00	8,050.00	11,600.00	8,050.00	8,050.00	8,100.00	94,050.00	8,050.00	8,100.00	8,350.00	8,050.00	186,600.00
5700 Clubhouse Expenses													

	JAN 23	FEB 23	MAR 23	APR 23	MAY 23	JUN 23	JUL 23	AUG 23	SEP 23	OCT 23	NOV 23	DEC 23	TOTAL
5709 Clubhouse Cable/Internet	110.00	110.00	110.00	110.00	110.00	110.00	110.00	110.00	110.00	110.00	110.00	110.00	1,320.00
5700 Total Clubhouse Expenses	110.00	110.00	110.00	110.00	110.00	110.00	110.00	110.00	110.00	110.00	110.00	110.00	1,320.00
6000 Administrative Apartments													
6012 Mail delivery	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	22,500.00
6000 Total Administrative Apartm	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00	22,500.00
7001 Capital Expenses													
7007 Parking Lot - cap ex	0.00	0.00	0.00	0.00	38,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	38,000.00
7009 Painting	0.00	0.00	9,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,000.00
7040 Powerwashing	0.00	0.00	0.00	0.00	10,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10,000.00
7049 Fire system	0.00	0.00	115,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	115,000.00
7084 Insurance 10K	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	12,000.00
7001 Total Capital Expenses	1,000.00	1,000.00	125,000.00	1,000.00	49,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	184,000.00
TOTAL EXPENSE	47,198.00	47,144.00	173,144.00	67,694.00	95,444.00	47,144.00	47,226.00	133,144.00	50,769.00	50,894.00	47,444.00	47,144.00	854,389.00
NET INCOME	12,366.00	12,420.00	-113,580.00	-8,130.00	-35,880.00	12,420.00	12,338.00	-73,580.00	8,795.00	8,670.00	12,120.00	12,420.00	-139,621.00

	JAN 23	FEB 23	MAR 23	APR 23	MAY 23	JUN 23	JUL 23	AUG 23	SEP 23	OCT 23	NOV 23	DEC 23	TOTAL
NET INCOME SUMMARY													
Income	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	59,564.00	714,768.00
Expense	-47,198.00	-47,144.00	-173,144.00	-67,694.00	-95,444.00	-47,144.00	-47,226.00	-133,144.00	-50,769.00	-50,894.00	-47,444.00	-47,144.00	-854,389.00
NET INCOME	12,366.00	12,420.00	-113,580.00	-8,130.00	-35,880.00	12,420.00	12,338.00	-73,580.00	8,795.00	8,670.00	12,120.00	12,420.00	-139,621.00

