

STONEBROOKE OWNERS ASSOCIATION INC.

Profit & Loss YTD VS. Budget

10/11/21

Cash Basis

January through September 2021

	Jan - Sep 21	Budget	% of Budget
Ordinary Income/Expense			
Income			
Finance Charges	126.75		
HOA Dues			
2020	100.90		
2021 Dues income	184,796.21	172,800.00	106.9%
Total HOA Dues	184,897.11	172,800.00	107.0%
Interest Earned	176.64		
Late Fees	300.00		
Lien Fees	150.64		
Miscellaneous Income	599.10		
Pool Cards	180.00		
Total Income	186,430.24	172,800.00	107.9%
Gross Profit	186,430.24	172,800.00	107.9%
Expense			
Annual Meeting	0.00	50.00	0.0%
Bank Fees	0.00	100.00	0.0%
Bank Service Charges	27.00		
Common Area Structures			
Covered Bridge/Guardhouse R&M	0.00	1,550.00	0.0%
Pedestrian Bridge/ Walking Path	0.00	500.00	0.0%
Rock & Brickwall- R&M	3,557.75	1,900.00	187.3%
Common Area Structures - Other	0.00	3,250.00	0.0%
Total Common Area Structures	3,557.75	7,200.00	49.4%
HOA Management Fee	11,561.22	15,372.00	75.2%
Insurance Expense	5,986.00	5,900.00	101.5%
Landscaping and Groundskeeping			
Groundkeeping - R&M	2,811.99	5,000.00	56.2%
Holiday Lights	0.00	3,000.00	0.0%
Irrigation Repair	1,912.54		
Landscaping - R&M	6,192.43	8,825.00	70.2%
Mowing	41,711.00	55,614.00	75.0%
Total Landscaping and Groundskeeping	52,627.96	72,439.00	72.7%
Misc.	0.00	3,500.00	0.0%
Office Supplies / Printing	638.75	500.00	127.8%
Pond Management			
Monthly Service	3,839.25	4,500.00	85.3%
Repair & Maintenance	382.00	2,000.00	19.1%
Total Pond Management	4,221.25	6,500.00	64.9%
Pool and Clubhouse			
Chemicals & Supplies	3,865.52	5,000.00	77.3%
Cleaning Services	1,551.78	2,500.00	62.1%
License	175.00	175.00	100.0%
Monthly Management	5,399.62	10,180.00	53.0%
Pest Control	0.00	300.00	0.0%
Remote Access / WiFi Install	758.93		
Repair & Maintenance	5,030.13	17,500.00	28.7%
Telephone Expense & Internet	1,575.02	2,420.00	65.1%
Trash Service / American Waste	322.40	500.00	64.5%
Pool and Clubhouse - Other	766.66	2,100.00	36.5%
Total Pool and Clubhouse	19,445.06	40,675.00	47.8%
Postage and Delivery	233.33	1,050.00	22.2%
Professional Fees			
Accountant	230.00	250.00	92.0%
Professional Fees - Other	1,195.30	0.00	100.0%
Total Professional Fees	1,425.30	250.00	570.1%
Security System			
Repair & Maintenance	0.00	500.00	0.0%
Security System - Other	0.00	300.00	0.0%
Total Security System	0.00	800.00	0.0%

STONEBROOKE OWNERS ASSOCIATION INC.

Profit & Loss YTD VS. Budget

January through September 2021

	Jan - Sep 21	Budget	% of Budget
Social Events			
Easter	500.00		
Pool Party	177.00		
Social Events - Other	33.75	2,500.00	1.4%
Total Social Events	710.75	2,500.00	28.4%
Taxes			
Property	0.00	35.00	0.0%
Taxes - Other	215.00	140.00	153.6%
Total Taxes	215.00	175.00	122.9%
Utilities			
Electric			
420 W 77TH #9583724080	1,639.62		
420 W 77TH ST #95048393110	688.56		
420 W 78TH Streetlights #950701	2,433.73		
423 W 78TH ST #9549537353	423.23		
611 W 77TH PL #9556149561	251.57		
611 W 80TH ST Fount. #958651288	1,242.66		
701 W 81ST GATEHOUSE #954319159	272.25		
701 W 81ST UNIT A #9547493320	2,471.46		
7818 S INDIAN AVE #9544973110	2,275.22		
Electric - Other	0.00	16,450.00	0.0%
Total Electric	11,698.30	16,450.00	71.1%
Gas	486.58	550.00	88.5%
Water, Trash, Sewer			
420 W 77TH ST	503.60		
423 W 78TH	466.80		
611 W 77TH PL	665.60		
641 W 79TH ST	57.42		
701 W 81ST ST	3,758.71		
7818 S INDIAN AVE	1,647.48		
Water, Trash, Sewer - Other	131.50	13,000.00	1.0%
Total Water, Trash, Sewer	7,231.11	13,000.00	55.6%
Utilities - Other	0.00	0.00	0.0%
Total Utilities	19,415.99	30,000.00	64.7%
Website	300.00	150.00	200.0%
Total Expense	120,365.36	187,161.00	64.3%
Net Ordinary Income	66,064.88	-14,361.00	-460.0%
Other Income/Expense			
Other Expense			
Reserve/ Capital improvements	3,790.00		
Total Other Expense	3,790.00		
Net Other Income	-3,790.00	0.00	100.0%
Net Income	62,274.88	-14,361.00	-433.6%