

STONEBROOKE OWNERS ASSOCIATION INC.

Profit & Loss Prev Year Comparison

February 2022

	Feb 22	Feb 21	\$ Change	% Change
Ordinary Income/Expense				
Income				
Finance Charges	48.75	0.00	48.75	100.0%
HOA Dues				
2021 Dues income	453.79	6,500.00	-6,046.21	-93.0%
2022 Dues	12,746.60	0.00	12,746.60	100.0%
Total HOA Dues	13,200.39	6,500.00	6,700.39	103.1%
Interest Earned	12.92	23.27	-10.35	-44.5%
Late Fees	350.00	0.00	350.00	100.0%
Pool Cards	0.00	10.00	-10.00	-100.0%
Total Income	13,612.06	6,533.27	7,078.79	108.4%
Gross Profit	13,612.06	6,533.27	7,078.79	108.4%
Expense				
HOA Management Fee	1,284.58	1,284.58	0.00	0.0%
Landscaping and Groundskeeping				
Irrigation Repair	425.00	0.00	425.00	100.0%
Mowing	4,634.50	4,634.00	0.50	0.0%
Total Landscaping and Groundskeeping	5,059.50	4,634.00	425.50	9.2%
Pool and Clubhouse				
Chemicals & Supplies	51.53	0.00	51.53	100.0%
Cleaning Services	150.00	60.00	90.00	150.0%
Monthly Management	766.66	766.66	0.00	0.0%
Repair & Maintenance	0.00	458.36	-458.36	-100.0%
Telephone Expense & Internet	141.26	142.43	-1.17	-0.8%
Trash Service / American Waste	31.00	34.10	-3.10	-9.1%
Total Pool and Clubhouse	1,140.45	1,461.55	-321.10	-22.0%
Professional Fees				
Legal Fee	-85.86	0.00	-85.86	-100.0%
Professional Fees - Other	-315.00	58.50	-373.50	-638.5%
Total Professional Fees	-400.86	58.50	-459.36	-785.2%
Utilities				
Electric				
420 W 77TH #9583724080	252.50	230.13	22.37	9.7%
420 W 77TH ST #95048393110	44.67	45.47	-0.80	-1.8%
420 W 78TH Streetlights #950701	328.19	299.08	29.11	9.7%
423 W 78TH ST #9549537353	66.41	80.55	-14.14	-17.6%
611 W 77TH PL #9556149561	41.16	35.20	5.96	16.9%
611 W 80TH ST Fount. #958651288	225.12	40.37	184.75	457.6%
701 W 81ST GATEHOUSE #954319...	68.75	0.00	68.75	100.0%
701 W 81ST UNIT A #9547493320	336.36	398.51	-62.15	-15.6%
7818 S INDIAN AVE #9544973110	71.30	61.60	9.70	15.8%
Total Electric	1,434.46	1,190.91	243.55	20.5%
Gas	58.52	72.32	-13.80	-19.1%
Water, Trash, Sewer				
420 W 77TH ST	10.16	54.32	-44.16	-81.3%
423 W 78TH	10.16	10.16	0.00	0.0%
611 W 77TH PL	6.38	35.82	-29.44	-82.2%
641 W 79TH ST	6.38	6.38	0.00	0.0%
701 W 81ST ST	25.51	51.27	-25.76	-50.2%
7818 S INDIAN AVE	96.09	93.73	2.36	2.5%
Total Water, Trash, Sewer	154.68	251.68	-97.00	-38.5%
Total Utilities	1,647.66	1,514.91	132.75	8.8%
Total Expense	8,731.33	8,953.54	-222.21	-2.5%
Net Ordinary Income	4,880.73	-2,420.27	7,301.00	301.7%
Net Income	4,880.73	-2,420.27	7,301.00	301.7%