

Woodstream Falls Condo Assoc

Profit & Loss

08/15/18

July 2018

Accrual Basis

	Jul 18
Ordinary Income/Expense	
Income	
4000 · Assessments	186,523.00
4200 · Interest/late fee income	190.96
4225 · Working capital income	200.00
4230 · Pool key income	60.00
4235 · Parking income	16.66
4240 · Mailbox keys income	60.00
4245 · Other income	495.50
4250 · Transfer fee income	650.00
4275 · Rental Income	11,356.00
Total Income	199,552.12
Gross Profit	199,552.12
Expense	
5000 · Administrative	
5015 · Legal fees	3,681.09
5030 · Contract labor - Office	350.00
5032 · Postage and delivery exp	50.00
5040 · Office supplies exp	610.23
5042 · Miscellaneous exp	301.68
5045 · Telephone exp	357.70
5050 · Computer and internet exp	366.46
5100 · Bank fees	383.12
5300 · Insurance exp	30,180.26
5400 · Transfer to reserves	24,000.00
5500 · Payroll - salaries	17,656.00
5525 · Payroll taxes	1,416.49
5530 · Payroll admin exp	4.00
Total 5000 · Administrative	79,357.03
6000 · Landscaping and Grounds	
6010 · Landscape maintenance	5,760.00
6020 · Irrigation exp	3,696.80
Total 6000 · Landscaping and Grounds	9,456.80
6200 · General operations	
6260 · Security Patrol & Alarm service	5,000.00
Total 6200 · General operations	5,000.00
6300 · Pool & clubhouse exp	
6320 · Pool maintenance & repairs	1,276.13
Total 6300 · Pool & clubhouse exp	1,276.13
6400 · Building repairs & maintenance	
6405 · Roof repairs	99,739.00
6407 · Building Rep - Painting Project	9,774.00
6410 · Building repairs - general	-2,373.00
6415 · Maintenance supplies	1,671.71
6420 · Plumbing	1,484.00
6450 · Boiler & chiller repairs	30,648.76
6452 · Domestic Cold Water Repair	14,050.00
6456 · HVAC Repair	11,450.00
Total 6400 · Building repairs & maintenance	166,444.47
6500 · Other repairs and maintenance	
6515 · Fuel exp	40.00
6540 · Contract labor - Maintenance	14,029.81
6580 · Miscellaneous Expense	1,740.80
Total 6500 · Other repairs and maintenance	15,810.61

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6900 · Rentals Expense	
6930 · Rentals - HOA assessments	3,644.00
6940 · Rentals - repairs & maintenance	32.30
6960 · Rentals - mgmt fee	400.00
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Total 6900 · Rentals Expense	4,076.30
8000 · Utilities	
8010 · Electricity & Gas exp	32,048.79
8015 · Water & sewer exp	37,394.06
8030 · Trash removal	2,587.00
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Total 8000 · Utilities	72,029.85
Total Expense	<hr/> 353,451.19 <hr/>
Net Ordinary Income	-153,899.07
Other Income/Expense	
Other Income	
9000 · Reserve Transfers	24,000.00
9100 · Reserves Interest Income	110.75
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Total Other Income	24,110.75
Net Other Income	<hr/> 24,110.75 <hr/>
Net Income	<hr/> -129,788.32 <hr/>