Kingsley Creek Homeowners Association, Inc.

Schedule of Revenues and Expenses - Actual vs. Budget (Accrual)

Operating Fund

	Month Ending 09/30/2024				YTD 09/30/2024				Budget		
	$ Actual	$ Budget	$ Variance	Var %	$ Actual	$ Budget	$ Variance	Var %	$ Annual	$ Remaining	Rem %
Revenues											
Assessments											
Assessments	16,745.82	16,846.17	(100.35)	(1%)	151,635.96	151,615.53	20.43	0%	202,154.00	50,518.04	25%
Reserve Assessment	2,362.50	2,362.50	0.00	0%	21,242.34	21,262.50	(20.16)	0%	28,350.00	7,107.66	25%
Initial Capital Contribution	1,000.00	0.00	1,000.00	100%	3,500.00	0.00	3,500.00	100%	0.00	(3,500.00)	0%
Assessment Allocation											
Reserves	(2,362.50)	(2,362.50)	0.00	0%	(21,242.34)	(21,262.50)	20.16	0%	(28,350.00)	(7,107.66)	25%
TOTAL Assessment Allocation	(2,362.50)	(2,362.50)	0.00	0%	(21,242.34)	(21,262.50)	20.16	0%	(28,350.00)	(7,107.66)	25%
TOTAL Assessments	17,745.82	16,846.17	899.65	5%	155,135.96	151,615.53	3,520.43	2%	202,154.00	47,018.04	23%
Other Income											
Late Fees & Interest	68.40	0.00	68.40	100%	1,922.81	0.00	1,922.81	100%	0.00	(1,922.81)	0%
Late Payment Charges Waived	0.00	0.00	0.00	0%	(25.00)	0.00	(25.00)	(100%)	0.00	25.00	100%
Bank Interest	1.93	0.00	1.93	100%	23.55	0.00	23.55	100%	0.00	(23.55)	0%
TOTAL Other Income	70.33	0.00	70.33	100%	1,921.36	0.00	1,921.36	100%	0.00	(1,921.36)	0%
TOTAL Revenues	17,816.15	16,846.17	969.98	6%	157,057.32	151,615.53	5,441.79	4%	202,154.00	45,096.68	22%
Expenses											
Operating Expenses											
Administrative											
CPA Services	0.00	150.00	150.00	100%	1,250.00	1,350.00	100.00	7%	1,800.00	550.00	31%
Professional Fees - Legal	1,100.50	316.67	(783.83)	(248%)	12,194.00	2,850.03	(9,343.97)	(328%)	3,800.00	(8,394.00)	(221%)
Bad Debt Expense	(0.96)	166.67	167.63	101%	(11,564.04)	1,500.03	13,064.07	871%	2,000.00	13,564.04	678%
Bank Charges/Coupons Books	15.00	83.33	68.33	82%	554.00	749.97	195.97	26%	1,000.00	446.00	45%
Holiday/Amenity Decoration	0.00	83.33	83.33	100%	0.00	749.97	749.97	100%	1,000.00	1,000.00	100%
Meeting and Community	0.00	250.00	250.00	100%	0.00	2,250.00	2,250.00	100%	3,000.00	3,000.00	100%
Website Management	150.00	150.00	0.00	0%	1,350.00	1,350.00	0.00	0%	1,800.00	450.00	25%
Insurance	1,182.32	1,666.67	484.35	29%	11,879.71	15,000.03	3,120.32	21%	20,000.00	8,120.29	41%
Postage/Copies/Supplies	10.90	250.00	239.10	96%	1,107.37	2,250.00	1,142.63	51%	3,000.00	1,892.63	63%
Taxes, Licenses & Fees	0.00	37.50	37.50	100%	200.00	337.50	137.50	41%	450.00	250.00	56%
TOTAL Administrative Expenses	2,457.76	3,154.17	696.41	22%	16,971.04	28,387.53	11,416.49	40%	37,850.00	20,878.96	55%
Contract Service											
Aquatic Contract	714.48	687.00	(27.48)	(4%)	6,292.92	6,183.00	(109.92)	(2%)	8,244.00	1,951.08	24%
Janitorial Contract	600.00	900.00	300.00	33%	4,800.00	8,100.00	3,300.00	41%	10,800.00	6,000.00	56%
Landscape Contract	4,691.26	4,583.33	(107.93)	(2%)	41,891.30	41,249.97	(641.33)	(2%)	55,000.00	13,108.70	24%
Pool Contract	1,150.00	1,322.50	172.50	13%	10,350.00	11,902.50	1,552.50	13%	15,870.00	5,520.00	35%

Kingsley Creek Homeowners Association, Inc.

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Operating Fund

	Month Ending 09/30/2024				YTD 09/30/2024				Budget		
	$ Actual	$ Budget	$ Variance	Var %	$ Actual	$ Budget	$ Variance	Var %	$ Annual	$ Remaining	Rem %
Termite Bond	0.00	53.33	53.33	100%	0.00	479.97	479.97	100%	640.00	640.00	100%
HOA Management Fees	1,512.00	2,500.00	988.00	40%	13,618.00	22,500.00	8,882.00	39%	30,000.00	16,382.00	55%
TOTAL Repair/Maint - Contract	8,667.74	10,046.16	1,378.42	14%	76,952.22	90,415.44	13,463.22	15%	120,554.00	43,601.78	36%
Maintenance											
Irrigation Repairs	0.00	62.50	62.50	100%	150.00	562.50	412.50	73%	750.00	600.00	80%
Repairs & Maintenance - Pool	0.00	416.67	416.67	100%	4,471.42	3,750.03	(721.39)	(19%)	5,000.00	528.58	11%
Backflow Inspections	0.00	41.67	41.67	100%	1,663.51	375.03	(1,288.48)	(344%)	500.00	(1,163.51)	(233%)
Repairs & Maintenance - Buildings	77.00	83.33	6.33	8%	1,109.06	749.97	(359.09)	(48%)	1,000.00	(109.06)	(11%)
Repairs & Maintenance - Common Area	1,000.00	500.00	(500.00)	(100%)	9,137.55	4,500.00	(4,637.55)	(103%)	6,000.00	(3,137.55)	(52%)
TOTAL Common Area Maintenance	1,077.00	1,104.17	27.17	2%	16,531.54	9,937.53	(6,594.01)	(66%)	13,250.00	(3,281.54)	(25%)
Utilities											
Electric - Common	361.82	666.67	304.85	46%	2,423.71	6,000.03	3,576.32	60%	8,000.00	5,576.29	70%
Electric - Streetlights	854.95	1,083.33	228.38	21%	7,814.36	9,749.97	1,935.61	20%	13,000.00	5,185.64	40%
Telephone & Internet	160.50	166.67	6.17	4%	1,454.13	1,500.03	45.90	3%	2,000.00	545.87	27%
Water & Sewer	281.39	625.00	343.61	55%	3,664.72	5,625.00	1,960.28	35%	7,500.00	3,835.28	51%
TOTAL Utilities	1,658.66	2,541.67	883.01	35%	15,356.92	22,875.03	7,518.11	33%	30,500.00	15,143.08	50%
TOTAL Expenses	13,861.16	16,846.17	2,985.01	18%	125,811.72	151,615.53	25,803.81	17%	202,154.00	76,342.28	38%
NET SURPLUS (DEFICIT)	3,954.99	0.00	3,954.99	100%	31,245.60	0.00	31,245.60	100%	0.00	(31,245.60)	0%