

Truman Annex Master POA
Profit & Loss Budget Overview
 January through December 2022

	Jan - Dec 22
Ordinary Income/Expense	
Income	
Assessment Fees	
Regular Assessment Fees	995,300.00
Hotwire Fee	133,927.00
	1,129,227.00
Total Assessment Fees	
Excess Funds Carryover Prior Yr	286,925.00
Interest Earned	300.00
Late Charges & Misc	900.00
Rental Registration Fee	24,000.00
Right of 1st Refusal Release	36,000.00
	1,477,352.00
Total Income	
Gross Profit	1,477,352.00
Expense	
Administrative	
Administrative Expense	
Professional Fees	
Accounting Fees	9,750.00
Management Fee	350,965.00
General Legal	6,000.00
	366,715.00
Collection Costs	300.00
Architectual & Misc Professionl	1,800.00
	368,815.00
Rent	6,600.00
Licenses, Taxes, Permits	300.00
Office Expense	300.00
Printing	1,800.00
Postage	1,800.00
Bank Charges	1,800.00
Operating Contingency & Misc.	12,911.00
	394,326.00
Total Administrative Expense	
Total Administrative	394,326.00
Maintenance	
Maintenance Expenses	
Maintenance Payroll	200,975.00
Association Payroll Taxes	16,078.00
Workers Compensation	7,034.00
Payroll Processing -Maint	2,760.00
Small Equipment/Small Tools	4,800.00
Irrigation & Fountain	12,000.00
Roads & Sidewalks	3,600.00
Walls, Fences & Signs	2,400.00
R & M Gates & Controllers	2,400.00
R & M Vehicles & Equipment	6,000.00
R & M Electrical	3,600.00
R & M Plumbing	2,700.00
Paint & Supplies	2,400.00
Uniforms	600.00
Maintenance Supplies	3,000.00
	270,347.00
Total Maintenance Expenses	
Maintenance Reimbursement	(192,816.00)
	77,531.00
Total Maintenance	
Landscape	
Outside Services	132,000.00
Exterminating - Common Property	3,000.00

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Plantings	1,200.00
Sod Replacement	2,400.00
Mulch	1,200.00
Fertilization & Chemicals	1,200.00
Gasoline	300.00
Total Landscape	141,300.00
Security	
Security Expenses	
Payroll	386,196.00
Association Payroll Taxes	30,896.00
Workers Compensation	13,517.00
Payroll Processing - Sec	4,500.00
Telephone	3,000.00
Supplies	3,600.00
R & M Radios & Equip.	1,200.00
Uniforms & Badges	1,200.00
Education Expenses	360.00
Licenses	600.00
Total Security Expenses	445,069.00
Security Reimbursement	(147,548.00)
Total Security	297,521.00
Insurance	
Fire & Property - Common Prop	3,247.00
Liability Insurance	2,037.00
Umbrella Insurance	7,057.00
D & O Insurance	2,575.00
Fidelity Bond	1,833.00
Key Man Life Insurance	828.00
Total Insurance	17,577.00
Utilities	
Electric - Entry/Street Lights	5,700.00
Trash	3,000.00
Video & Internet	133,927.00
Water - Irrigation	27,000.00
Total Utilities	169,627.00
Reserves Funding Allocation	84,000.00
Bad Debt & Operating Reserve	295,470.00
Total Expense	1,477,352.00
Net Ordinary Income	0.00
Other Income/Expense	
Other Income	
President's Lane Pool Inc/Exp	
President's Lane Pool Income	
Ltd Common Area Reimb(Non-Pool)	300.00
Ltd. Common Area Reimb's (Pool)	67,000.00
Total President's Lane Pool Income	67,300.00
Total President's Lane Pool Inc/Exp	67,300.00
Total Other Income	67,300.00
Other Expense	
President's Lane Pool Expenses	
Janitorial/Maint Supplies-Pool	1,200.00
Pool Maintenance	18,000.00

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Maintenance Reimbursement Pool	21,920.00
Insurance-Property So Ct Pool	735.00
Insurance-Liability So Ct Pool	1,050.00
Electric - Pool	4,800.00
Trash	5,040.00
Water - Pool	2,400.00
Miscellaneous	1,500.00
Swimming Pool Reserve Allocatio	<u>10,655.00</u>
Total President's Lane Pool Expenses	<u>67,300.00</u>
Total Other Expense	<u>67,300.00</u>
Net Other Income	<u>0.00</u>
Net Income	<u><u>0.00</u></u>