

Springs at Greenleaf Trails HOA Profit & Loss

January through December, 2016

Actual Profit & Loss 2016	Jan 1 - Dec 16	
Income		
HOA Dues	66,680.23	[HOA dues paid by homeowners]
Insurance over payment	18.00	[insurance over payment reimbursed]
Total Income	66,698.23	
General Expense		
Bank Charges	6.30	
Legal Fees	39.00	[legal document drafting including supp dec adding section 2]
Printing and Reproduction	32.30	[print material for mail outs]
Gate Operation	2,235.73	[monthly monitoring and additional transmitters]
Insurance Expense	6,376.00	[HOA insurance on all vertical structure in common areas]
Credit Card Reimbursement	430.46	[ideal homes credit card reimbursement for HOA website]
Meeting Expense	1,200.00	[food for gathering]
Signage	1,238.94	[pool signage, meeting signage, and landscape signage coming soon]
Common Area Tax	4.00	[property tax on common areas]
Website	325.00	[web hosting for springsatgreenleaftrailshoa.com]
Taxes	150.00	[CPA tax services]
Total General Expenses	12,037.73	
Clubhouse Expenses		
Cleaning	5,346.37	[weekly clubhouse cleaning]
Gas	227.30	[gas for clubhouse water tank]
Clubhouse Alarm Monitoring	1,114.75	[protection 1 alarm monitoring and clubhouse keys]
Pool Maintenance	7,033.00	[pool operation and management, one time pool cover purchase expense]
Cox	4,097.66	[cable, phone, internet bill]
Total Clubhouse	17,819.08	
Landscaping and Grounds keeping		
Residential Maintenance	36,708.33	[28 + visits of service calculated \$75 per yard per month for the year]
Common Area Grounds keeping	13,099.66	[frontage mowing and common area]
Tree Maintenance & hand watering	4,401.92	[hand watering trees this year to date]
Total Landscaping and Grounds keeping	54,209.91	
Repairs and Maintenance		
Fence Repairs	696.08	[four service calls on common area fence repairs]
Irrigation	2,864.21	[irrigation activation, audits, service calls, and winterization]
Total Repairs and Maintenance	3,560.29	
Utilities		
Electric	1,335.14	[electric to operate irrigation, clubhouse, and entry lighting]
Water	1,127.96	[water for various irrigation, clubhouse, pool]
Total Utilities	2,463.10	
Total Expense	90,090.11	
Net Income	-23,391.88	

Developer Contribution to GTA **\$18,025.00**
 [an assessment to fund adjoining distinct real estate development Green Leaf Trails]
 [to provide access for the residents of Springs at Green Leaf Trails to said real estate]

note: the Association had available funds to cover the year end expenses.