

McKinley Mill HOA
Income Statement for February 2010

	Feb 10	Budget	Jan - Feb 10	YTD Budget	Annual Budget
Income					
Assessments	6,417.00	0.00	15,506.25	0.00	105,000.00
Late Fees	90.00	0.00	460.00	0.00	1,500.00
Legal Fees	349.57	0.00	792.41	0.00	1,000.00
Regular Interest	0.00	0.00	0.00	0.00	1,500.00
Violation Fees	0.00	0.00	25.00	0.00	0.00
Total Income	6,856.57	0.00	16,783.66	0.00	109,000.00
Expense					
Administration Expense					
Administration/ Management	1,687.80	1,687.80	3,375.60	3,375.60	20,253.60
Federal & State Taxes	0.00	0.00	0.00	0.00	300.00
Legal Fees/ Collections	0.00	0.00	0.00	0.00	4,200.00
Liability Insurance	0.00	0.00	2,038.36	4,000.00	4,000.00
Neighborhood Socials	0.00	0.00	40.00	0.00	1,500.00
Other/ Bank/ Misc. Fees	40.00	12.50	46.00	25.00	150.00
Website	0.00	0.00	400.00	400.00	400.00
Total Administration Expense	1,727.80	1,700.30	5,899.96	7,800.60	30,803.60
Grounds & Site Maintenance					
Cabana Maintenance	0.00	0.00	0.00	0.00	2,000.00
Fence Maintenance	0.00	0.00	0.00	0.00	1,500.00
Grounds Improvements	446.27	0.00	446.27	0.00	6,000.00
Grounds Maintenance Contract	992.50	1,000.00	1,985.00	2,000.00	12,000.00
Grounds Mulch	0.00	0.00	0.00	0.00	6,500.00
Pest Control/ Inspections	0.00	0.00	0.00	0.00	500.00
Pool Maintenance	0.00	0.00	0.00	0.00	3,500.00
Pool Management Contract	0.00	1,790.00	0.00	3,580.00	21,480.00
Total Grounds & Site Maintenance	1,438.77	2,790.00	2,431.27	5,580.00	53,480.00
Reserve Expense					
Reserve Transfer	0.00	0.00	0.00	0.00	17,566.40
Total Reserve Expense	0.00	0.00	0.00	0.00	17,566.40
Utilities					
Electricity	0.00	358.33	209.96	716.70	4,300.00
Pool Phone	49.59	54.16	99.00	108.40	650.00
Water	150.78	100.00	150.78	200.00	2,200.00
Total Utilities	200.37	512.49	459.74	1,025.10	7,150.00
Total Expense	3,366.94	5,002.79	8,790.97	14,405.70	109,000.00
Net Income	3,489.63	-5,002.79	7,992.69	-14,405.70	0.00