
MANAGEMENT MEMORANDUM

TO: LAKE MANASSAS RESIDENTIAL OWNERS ASSOCIATION BOARD OF DIRECTORS
FROM: COMMUNITY MANAGEMENT CORPORATION
SUBJECT: DECEMBER 2021 FINANCIAL REPORT
DATE: 1/27/2022

CASH & INVESTMENTS

As of December 31, 2021, Lake Manassas Residential Owners Association had \$494,195.35 in operating funds. The Association currently has one money market account with Citi Bank in the amount of \$152,634.08. There is 1 Money Market with Pacific Western totaling \$250,738.26. There is 1 CD with Capital Bank totaling \$100,000.00. There is 1 CD with CIT totaling \$100,550.53. There is 1 money market account with Morgan Stanley totaling \$258,985.64. The Association currently has 9 CD's with Morgan Stanley, totaling \$1,025,000.00 (see attached report for maturity dates & interest rates, behind the regular financials) With accrued interest, the Association has a total of cash and investments of \$2,383,329.99.

BALANCE SHEET

As of December 31, 2021 (61) accounts were delinquent in the amount of \$72,684.76 and (336) accounts were prepaid in the amount of \$111,350.08. Lake Manassas Residential Owners Association has a delinquency rate of 4.6% of the total assessments (\$1,567,770.00). This rate will change monthly as payments are made and others fall delinquent. The industry standard for assessments receivable is now 3% so the association has a higher than standard delinquency rate at this time.

	# of accounts	total amount	Rate of Delinquency
30-day	33	\$8,664.77	11.92%
31-60 day	7	\$5,345.00	7.35%
61-90 day	0	\$2,965.21	4.21%
91-120 day	4	\$3,446.85	4.74%
120+ day	17	\$52,262.93	71.90%
TOTAL	61	\$72,684.76	100.00%

The Repair & Replacement Reserves balance as of December 31, 2021 was \$1,770,240.09.

The Basheer settlement funds are Designated funds separate from reserve funds, and since the money was already received, should be considered 100% funded.

There is a positive balance of \$332,225.90 in Prior Year Equity. This is the cumulative year-end surpluses and deficits over the life of the Association. Auditors recommend between 10-20% of Budgeted Annual Assessment Income be in the Prior Year Equity Account at all times.

INCOME & EXPENSE STATEMENT

As of December 31, 2021, the Association closed the month on a positive at \$5,791.92 in income vs. expenses, Year to Date.

Year to Date Expense Variances

Administrative Expenses:

The Association is showing a NEGATIVE VARIANCE of \$4,260.35. This is due to GL 8150 – LMA Expenses and the accountant accruing for 2 months.

Payroll & Benefits Expenses:

The Association is showing a NEGATIVE VARIANCE of \$2,075.93. This is due to overages in GL 5300 – Management Payroll Reimbursement and GL 5316 – Off Duty Police Patrol.

Utilities:

The Association is showing a POSITIVE VARIANCE of \$1,191.67. This is primarily due to slight savings in GL 6000 – Electric Service and GL 6040 – Telephone/Internet.

Landscaping:

The Association is showing a POSITIVE VARIANCE of \$24,346.87. This is primarily due to lower invoices for GL 6100 – Grounds & Landscaping Contract and no monthly invoice received for GL 6150 – Seasonal Color/Plantings as budgeted for..

Contracted Services:

The Association is showing a NEGATIVE VARIANCE of \$2,622.99. This is due to an increase in the trash contract.

Repair and Maintenance:

The Association is showing a POSITIVE VARIANCE of \$6,737.28. This is due to savings YTD in GL 6530 – General Maintenance.

Pool/Community Center Expenses:

The Association is showing a NEGATIVE VARIANCE of \$20,234.44. This is due to multiple monthly invoices regarding GL 6438 – Pool Management.

Professional Services:

The Association is showing a POSITIVE VARIANCE of \$404.79. This is due to savings in GL 7030 – Legal Services – General Counsel, YTD.

Reserve Contributions:

The Association is showing a NEGATIVE VARIANCE of \$18,569.82. This is due to overages in GL 9806 – Reserve Interest Contribution. More funds were budgeted than contributed, year to date.

Lake Manassas Residential Owners Assoc.

December 2021 Financial Report

Statement prepared by: Cheryl Weaver



Balance Sheet Report Lake Manassas ROA

As of December 31, 2021

	<u>Balance Dec 31, 2021</u>	<u>Balance Nov 30, 2021</u>	<u>Change</u>
<u>Assets</u>			
Cash & Investments			
1013 - PPB Operating 1801	494,195.35	703,686.46	(209,491.11)
1101 - CIT Bank MM	152,634.08	152,614.63	19.45
1140 - Pacific Western MM - 3538	250,738.26	250,621.92	116.34
1150 - Capital Bank CD – 9654	100,000.00	100,000.00	0.00
1155 - CIT CD – 5500	100,550.53	100,500.96	49.57
1330 - Morgan Stanley MM - 1172	258,985.64	81,696.11	177,289.53
1353 - Morgan Stanley CD	1,025,000.00	1,202,000.00	(177,000.00)
1730 - Accrued Interest Receivable	1,226.13	1,116.45	109.68
Total Cash & Investments	<u>2,383,329.99</u>	<u>2,592,236.53</u>	<u>(208,906.54)</u>
Current Assets			
1500 - Residential Assessments Receivable	72,684.76	78,516.86	(5,832.10)
1530 - Allowance for Doubtful Accounts	(54,799.22)	(74,448.02)	19,648.80
1600 - Prepaid Insurance	1,560.82	535.99	1,024.83
1640 - Other Prepaid Expenses	80.85	581.84	(500.99)
1745 - Taxes Receivable	(1,876.00)	(624.00)	(1,252.00)
Total Current Assets	<u>17,651.21</u>	<u>4,562.67</u>	<u>13,088.54</u>
Total Assets	<u><u>2,400,981.20</u></u>	<u><u>2,596,799.20</u></u>	<u><u>(195,818.00)</u></u>
<u>Liabilities</u>			
Current Liabilities			
2000 - Accounts Payable	(2,782.48)	(5,681.93)	2,899.45
2025 - Transfer Fee Payable	117.38	117.38	0.00
2050 - Resident Refunds	1,088.69	1,282.04	(193.35)
2300 - Accrued Expenses	73,538.64	44,350.53	29,188.11
2400 - Accrued Payroll Payable	9,322.78	7,330.00	1,992.78
2500 - Construction Deposits	52,913.20	53,413.20	(500.00)

Balance Sheet Report Lake Manassas ROA

As of December 31, 2021

	<u>Balance Dec 31, 2021</u>	<u>Balance Nov 30, 2021</u>	<u>Change</u>
<u>Liabilities</u>			
Current Liabilities			
2550 - Prepaid Assessments	111,350.08	105,370.12	5,979.96
Total Current Liabilities	245,548.29	206,181.34	39,366.95
Total Liabilities	245,548.29	206,181.34	39,366.95
<u>Owners' Equity</u>			
Unappropriated Owners' Equity			
3000 - Owners Equity - Prior Years	332,225.90	332,225.90	0.00
Total Unappropriated Owners' Equity	332,225.90	332,225.90	0.00
Reserves			
3102 - Repair & Replacement Reserve - Prior Yrs	1,904,204.09	1,904,204.09	0.00
3276 - Reserve Contributions	198,285.00	165,237.50	33,047.50
3280 - Reserve Expenditures	(336,179.18)	(76,217.50)	(259,961.68)
3302 - Pipe Stem Reserves - Contributions	0.00	(1.00)	1.00
3304 - Pipe Stem Reserves - Expenses	0.00	1.00	(1.00)
3366 - Interest Reserves - Current Yr	3,930.18	3,315.18	615.00
Total Reserves	1,770,240.09	1,996,539.27	(226,299.18)
Reserves - Kamehameha TH			
3232 - Kamehameha TH Reserve Contributions	1,125.00	937.50	187.50
Total Reserves - Kamehameha TH	1,125.00	937.50	187.50
Reserves - Turtle Point TH			
3292 - Turtle Point TH Reserve Contributions	2,050.00	1,708.50	341.50
Total Reserves - Turtle Point TH	2,050.00	1,708.50	341.50

Balance Sheet Report Lake Manassas ROA

As of December 31, 2021

	<u>Balance Dec 31, 2021</u>	<u>Balance Nov 30, 2021</u>	<u>Change</u>
<u>Owners' Equity</u>			
Settlement Funds			
3124 - Basheer Settlement Fund Income	44,000.00	44,000.00	0.00
Total Settlement Funds	<u>44,000.00</u>	<u>44,000.00</u>	<u>0.00</u>
Total Owners' Equity	<u>2,149,640.99</u>	<u>2,375,411.17</u>	<u>(225,770.18)</u>
Net Income / (Loss)	<u>5,791.92</u>	<u>15,206.69</u>	<u>(9,414.77)</u>
Total Liabilities and Equity	<u><u>2,400,981.20</u></u>	<u><u>2,596,799.20</u></u>	<u><u>(195,818.00)</u></u>

Income Statement Summary Lake Manassas ROA

December 01, 2021 thru December 31, 2021

	Current Period			Year to Date (6 months)			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Total Assessment Income	130,718.00	130,647.50	70.50	782,017.71	783,885.00	(1,867.29)	1,567,770.00
Total Other Income	24,153.80	7,275.00	16,878.80	37,423.61	46,150.00	(8,726.39)	92,800.00
Total Income	<u>154,871.80</u>	<u>137,922.50</u>	<u>16,949.30</u>	<u>819,441.32</u>	<u>830,035.00</u>	<u>(10,593.68)</u>	<u>1,660,570.00</u>
Total Administrative	59,627.48	26,789.50	32,837.98	172,610.85	168,350.50	4,260.35	315,435.00
Total Payroll & Benefits	30,169.40	27,352.00	2,817.40	166,188.43	164,112.50	2,075.93	328,225.00
Total Insurance	1,390.17	1,333.50	56.67	8,493.35	8,000.00	493.35	16,000.00
Total Utilities	3,783.94	3,041.00	742.94	17,058.33	18,250.00	(1,191.67)	36,500.00
Total Landscaping	7,276.38	11,054.50	(3,778.12)	47,480.13	71,827.00	(24,346.87)	140,904.00
Total Contracted Services	11,161.56	15,454.50	(4,292.94)	60,347.99	57,725.00	2,622.99	129,450.00
Total Repair & Maintenance	2,230.15	3,979.00	(1,748.85)	17,137.72	23,875.00	(6,737.28)	47,750.00
Total Pool/Community Center Expenses	685.25	4,600.00	(3,914.75)	50,434.44	30,200.00	20,234.44	60,400.00
Total Professional Services	13,770.74	10,111.00	3,659.74	65,813.21	66,218.00	(404.79)	132,436.00
Total Taxes	0.00	0.00	0.00	2,694.77	3,450.00	(755.23)	5,550.00
Total Reserve Contributions	34,191.50	37,326.50	(3,135.00)	205,390.18	223,960.00	(18,569.82)	447,920.00
Total Expense	<u>164,286.57</u>	<u>141,041.50</u>	<u>23,245.07</u>	<u>813,649.40</u>	<u>835,968.00</u>	<u>(22,318.60)</u>	<u>1,660,570.00</u>
 Net Income / (Loss)	 <u>(9,414.77)</u>	 <u>(3,119.00)</u>	 <u>(6,295.77)</u>	 <u>5,791.92</u>	 <u>(5,933.00)</u>	 <u>11,724.92</u>	 <u>0.00</u>

Income Statement Report

Lake Manassas ROA

Consolidated

December 01, 2021 thru December 31, 2021

	Current Period			Year to Date (6 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
Assessment Income								
4001 - Residential Assessments	126,485.00	127,045.50	(560.50)	753,033.71	762,274.50	(9,240.79)	1,524,549.00	771,515.29
4003 - Kamehameha TH Assessments	4,800.00	801.50	3,998.50	4,800.00	4,808.00	(8.00)	9,616.00	4,816.00
4004 - Turtle Point TH Assessments	10,836.00	1,942.50	8,893.50	10,836.00	11,654.50	(818.50)	23,309.00	12,473.00
4014 - Townhome Assessments	(12,876.00)	0.00	(12,876.00)	0.00	0.00	0.00	0.00	0.00
4080 - Pipe Stem Assessment	858.00	858.00	0.00	5,148.00	5,148.00	0.00	10,296.00	5,148.00
4120 - Initial Contribution	0.00	0.00	0.00	4,510.00	0.00	4,510.00	0.00	(4,510.00)
4125 - Developer Assessments	615.00	0.00	615.00	3,690.00	0.00	3,690.00	0.00	(3,690.00)
Total Assessment Income	130,718.00	130,647.50	70.50	782,017.71	783,885.00	(1,867.29)	1,567,770.00	785,752.29
Other Income								
4205 - Application Fees	185.00	0.00	185.00	2,460.00	2,500.00	(40.00)	5,500.00	3,040.00
4220 - Gate & Access Fees	600.00	242.00	358.00	1,590.00	1,450.00	140.00	2,900.00	1,310.00
4245 - Newsletter Advertising	0.00	0.00	0.00	825.00	0.00	825.00	0.00	(825.00)
4710 - Late Fees & Interest	675.00	416.50	258.50	3,440.97	2,500.00	940.97	5,000.00	1,559.03
4720 - Legal Reimbursements	0.00	391.50	(391.50)	3,918.66	2,350.00	1,568.66	4,700.00	781.34
4805 - Violation Charges	930.00	958.50	(28.50)	110.00	5,750.00	(5,640.00)	11,500.00	11,390.00
4815 - Prior Yr Income/Deficit	0.00	4,166.50	(4,166.50)	0.00	25,000.00	(25,000.00)	50,000.00	50,000.00
4825 - Recovery of Bad Debt	21,148.80	0.00	21,148.80	21,148.80	0.00	21,148.80	0.00	(21,148.80)
4910 - Interest Earned - Reserve Accounts	615.00	1,100.00	(485.00)	3,930.18	6,600.00	(2,669.82)	13,200.00	9,269.82
Total Other Income	24,153.80	7,275.00	16,878.80	37,423.61	46,150.00	(8,726.39)	92,800.00	55,376.39
Total Income	154,871.80	137,922.50	16,949.30	819,441.32	830,035.00	(10,593.68)	1,660,570.00	841,128.68
Expense								
Administrative								
5010 - Bad Debt	1,500.00	0.00	1,500.00	9,000.00	18,000.00	(9,000.00)	18,000.00	9,000.00
5015 - Bank Charges	0.00	18.50	(18.50)	10.00	112.50	(102.50)	225.00	215.00
5020 - Board Expenses/Minutes	0.00	414.00	(414.00)	2,466.00	1,657.00	809.00	2,900.00	434.00
5030 - Account Setup/Maintenance	1,265.00	333.50	931.50	5,242.00	2,000.00	3,242.00	4,000.00	(1,242.00)
5035 - Architectural	0.00	41.50	(41.50)	45.00	250.00	(205.00)	500.00	455.00

Income Statement Report

Lake Manassas ROA

Consolidated

December 01, 2021 thru December 31, 2021

	Current Period			Year to Date (6 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Administrative								
5040 - Computer Other-C3	250.00	250.00	0.00	1,500.00	1,500.00	0.00	3,000.00	1,500.00
5065 - Committee Expenses	0.00	87.00	(87.00)	0.00	525.00	(525.00)	1,050.00	1,050.00
5085 - Office Equipment Lease	523.92	541.50	(17.58)	4,698.23	3,250.00	1,448.23	6,500.00	1,801.77
5090 - Office Supplies	335.27	833.50	(498.23)	3,372.01	5,000.00	(1,627.99)	10,000.00	6,627.99
5095 - Transponders	1,232.60	312.50	920.10	1,232.60	312.50	920.10	625.00	(607.60)
5100 - Storage Rental	103.49	100.00	3.49	592.94	600.00	(7.06)	1,200.00	607.06
5115 - Web Site Maintenance	0.00	166.50	(166.50)	1,326.75	1,000.00	326.75	2,000.00	673.25
5195 - Miscellaneous Expenses	911.90	1,426.00	(514.10)	955.38	2,852.00	(1,896.62)	2,852.00	1,896.62
5210 - Printing & Copying	1,590.56	491.50	1,099.06	4,340.43	2,950.00	1,390.43	5,900.00	1,559.57
5215 - Postage	1,009.08	558.50	450.58	3,429.40	3,350.00	79.40	6,700.00	3,270.60
5225 - Newsletter Services	644.91	575.00	69.91	1,280.20	1,150.00	130.20	2,300.00	1,019.80
6300 - Permits & Licenses	25.00	41.50	(16.50)	155.00	250.00	(95.00)	500.00	345.00
6325 - New Construction Committee	1,823.00	1,133.50	689.50	7,748.72	6,800.00	948.72	13,600.00	5,851.28
8150 - LMA Expenses	48,412.75	19,465.00	28,947.75	125,216.19	116,791.50	8,424.69	233,583.00	108,366.81
Total Administrative	59,627.48	26,789.50	32,837.98	172,610.85	168,350.50	4,260.35	315,435.00	142,824.15
Payroll & Benefits								
5300 - Management Payroll Reimbursement	13,946.90	12,885.50	1,061.40	79,959.68	77,312.00	2,647.68	154,624.00	74,664.32
5308 - PT Covenants Inspector	0.00	216.50	(216.50)	36.00	1,300.00	(1,264.00)	2,600.00	2,564.00
5312 - Security Contract- Western Gatehouse	15,232.50	13,608.50	1,624.00	82,572.75	81,650.50	922.25	163,301.00	80,728.25
5316 - Off Duty Police Patrol	990.00	641.50	348.50	3,620.00	3,850.00	(230.00)	7,700.00	4,080.00
Total Payroll & Benefits	30,169.40	27,352.00	2,817.40	166,188.43	164,112.50	2,075.93	328,225.00	162,036.57
Insurance								
5445 - General Liability Insurance Premiums	1,390.17	1,333.50	56.67	8,493.35	8,000.00	493.35	16,000.00	7,506.65
Total Insurance	1,390.17	1,333.50	56.67	8,493.35	8,000.00	493.35	16,000.00	7,506.65
Utilities								
6000 - Electric Service	1,021.34	1,000.00	21.34	5,045.45	6,000.00	(954.55)	12,000.00	6,954.55

Income Statement Report
Lake Manassas ROA
Consolidated

December 01, 2021 thru December 31, 2021

	Current Period			Year to Date (6 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Utilities								
6025 - Water Service	868.59	708.00	160.59	5,483.13	4,250.00	1,233.13	8,500.00	3,016.87
6040 - Telephone/Internet	1,894.01	1,333.00	561.01	6,529.75	8,000.00	(1,470.25)	16,000.00	9,470.25
Total Utilities	3,783.94	3,041.00	742.94	17,058.33	18,250.00	(1,191.67)	36,500.00	19,441.67
Landscaping								
6100 - Grounds & Landscaping - Contract	4,587.38	6,431.00	(1,843.62)	27,992.38	38,586.00	(10,593.62)	77,172.00	49,179.62
6115 - Kamehameha Landscape Contract	485.80	601.50	(115.70)	2,924.71	3,608.00	(683.29)	7,216.00	4,291.29
6120 - Turtle Point TH Landscape Contract	2,203.20	1,592.50	610.70	5,059.20	9,555.00	(4,495.80)	19,110.00	14,050.80
6150 - Seasonal Color/Plantings	0.00	2,429.50	(2,429.50)	6,003.84	14,578.00	(8,574.16)	29,156.00	23,152.16
6299 - Irrigation System Contract	0.00	0.00	0.00	5,500.00	5,500.00	0.00	8,250.00	2,750.00
Total Landscaping	7,276.38	11,054.50	(3,778.12)	47,480.13	71,827.00	(24,346.87)	140,904.00	93,423.87
Contracted Services								
6035 - Trash and Recycling Service	11,097.96	8,333.50	2,764.46	58,334.91	50,000.00	8,334.91	100,000.00	41,665.09
6434 - Pest Control	63.60	121.00	(57.40)	2,013.08	725.00	1,288.08	1,450.00	(563.08)
6442 - Snow Removal Services	0.00	7,000.00	(7,000.00)	0.00	7,000.00	(7,000.00)	28,000.00	28,000.00
Total Contracted Services	11,161.56	15,454.50	(4,292.94)	60,347.99	57,725.00	2,622.99	129,450.00	69,102.01
Repair & Maintenance								
6530 - General Maintenance	2,230.15	3,979.00	(1,748.85)	16,955.62	23,875.00	(6,919.38)	47,750.00	30,794.38
6600 - General Repair & Maintenance	0.00	0.00	0.00	182.10	0.00	182.10	0.00	(182.10)
Total Repair & Maintenance	2,230.15	3,979.00	(1,748.85)	17,137.72	23,875.00	(6,737.28)	47,750.00	30,612.28
Pool/Community Center Expenses								
6438 - Pool Management	0.00	3,766.50	(3,766.50)	45,107.48	22,600.00	22,507.48	45,200.00	92.52
6710 - Pool Supplies	0.00	0.00	0.00	807.80	2,600.00	(1,792.20)	5,200.00	4,392.20
9918 - Pool/Tennis Center Electricity	685.25	833.50	(148.25)	4,519.16	5,000.00	(480.84)	10,000.00	5,480.84
Total Pool/Community Center Expenses	685.25	4,600.00	(3,914.75)	50,434.44	30,200.00	20,234.44	60,400.00	9,965.56

Income Statement Report

Lake Manassas ROA

Consolidated

December 01, 2021 thru December 31, 2021

	Current Period			Year to Date (6 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Professional Services								
7000 - Audit & Tax Services	0.00	0.00	0.00	7,016.00	5,050.00	1,966.00	10,100.00	3,084.00
7010 - Engineering Services	0.00	0.00	0.00	0.00	500.00	(500.00)	1,000.00	1,000.00
7015 - Management Reimbursements	15.00	53.50	(38.50)	115.00	320.00	(205.00)	640.00	525.00
7025 - Legal Services - Collections	2,612.95	1,191.50	1,421.45	10,985.35	7,150.00	3,835.35	14,300.00	3,314.65
7030 - Legal Services - General Counsel	4,949.79	2,916.50	2,033.29	11,828.86	17,500.00	(5,671.14)	35,000.00	23,171.14
7035 - Other Collection Cost	685.00	441.50	243.50	2,820.00	2,650.00	170.00	5,300.00	2,480.00
7040 - Management Fees	5,508.00	5,508.00	0.00	33,048.00	33,048.00	0.00	66,096.00	33,048.00
Total Professional Services	13,770.74	10,111.00	3,659.74	65,813.21	66,218.00	(404.79)	132,436.00	66,622.79
Taxes								
9000 - Federal Income Tax	0.00	0.00	0.00	2,000.00	2,100.00	(100.00)	4,200.00	2,200.00
9005 - State Income Tax	0.00	0.00	0.00	600.00	1,200.00	(600.00)	1,200.00	600.00
9015 - Property/Real Estate Tax	0.00	0.00	0.00	94.77	150.00	(55.23)	150.00	55.23
Total Taxes	0.00	0.00	0.00	2,694.77	3,450.00	(755.23)	5,550.00	2,855.23
Reserve Contributions								
9108 - Reserve Contributions - Kamehameha	187.50	187.50	0.00	1,125.00	1,125.00	0.00	2,250.00	1,125.00
9109 - Reserve Contributions - Turtle Point	341.50	341.50	0.00	2,050.00	2,050.00	0.00	4,100.00	2,050.00
9800 - Repair & Replacement Expenses	33,047.50	33,047.50	0.00	198,285.00	198,285.00	0.00	396,570.00	198,285.00
9806 - Reserve Interest Contribution	615.00	3,750.00	(3,135.00)	3,930.18	22,500.00	(18,569.82)	45,000.00	41,069.82
Total Reserve Contributions	34,191.50	37,326.50	(3,135.00)	205,390.18	223,960.00	(18,569.82)	447,920.00	242,529.82
Total Expense	164,286.57	141,041.50	23,245.07	813,649.40	835,968.00	(22,318.60)	1,660,570.00	846,920.60
Net Income / (Loss)	(9,414.77)	(3,119.00)	(6,295.77)	5,791.92	(5,933.00)	11,724.92	0.00	(5,791.92)

Income and Expense Projection Report
Lake Manassas ROA
Lake Manassas Residential OA
As of December 31, 2021

Account Description	Jul Actual	Aug Actual	Sep Actual	Oct Actual	Nov Actual	Dec Actual	Jan Budget	Feb Budget	Mar Budget	Apr Budget	May Budget	Jun Budget	Full Year Projected	Total Budget
Assessment Income														
4001 - Residential Assessments	124,230	124,513	125,693	125,460	126,653	126,485	127,046	127,046	127,046	127,046	127,046	127,046	1,515,308	1,524,549
4003 - Kamehameha TH Assessments	0	0	0	0	0	4,800	802	801	802	802	801	802	9,608	9,616
4004 - Turtle Point TH Assessments	0	0	0	0	0	10,836	1,943	1,943	1,943	1,942	1,943	1,943	22,491	23,309
4014 - Townhome Assessments	2,452	2,452	2,620	2,620	2,732	(12,876)	0	0	0	0	0	0	0	0
4080 - Pipe Stem Assessment	858	858	858	858	858	858	858	858	858	858	858	858	10,296	10,296
4120 - Initial Contribution	0	1,640	820	0	2,050	0	0	0	0	0	0	0	4,510	0
4125 - Developer Assessments	615	615	615	615	615	615	0	0	0	0	0	0	3,690	0
Total Assessment Income	128,155	130,078	130,606	129,553	132,908	130,718	130,648	130,647	130,648	130,647	130,648	130,648	1,565,903	1,567,770
Other Income														
4205 - Application Fees	240	1,570	430	35	0	185	500	500	500	500	500	500	5,460	5,500
4220 - Gate & Access Fees	835	(930)	670	185	230	600	242	241	242	242	241	242	3,040	2,900
4245 - Newsletter Advertising	0	300	150	0	375	0	0	0	0	0	0	0	825	0
4710 - Late Fees & Interest	370	(582)	675	1,303	1,000	675	417	417	417	417	417	417	5,941	5,000
4720 - Legal Reimbursements	437	690	1,271	1,321	200	0	392	392	392	392	392	392	6,269	4,700
4805 - Violation Charges	260	110	620	(2,410)	600	930	959	958	959	959	958	959	5,860	11,500
4815 - Prior Yr Income/Deficit	0	0	0	0	0	0	4,167	4,167	4,167	4,167	4,167	4,167	25,000	50,000
4825 - Recovery of Bad Debt	0	0	0	0	0	21,149	0	0	0	0	0	0	21,149	0
4910 - Interest Earned - Reserve Accounts	809	708	598	533	668	615	1,100	1,100	1,100	1,100	1,100	1,100	10,530	13,200
Total Other Income	2,951	1,866	4,414	966	3,073	24,154	7,775	7,775	7,775	7,775	7,775	7,775	84,074	92,800
Total Income	131,106	131,944	135,020	130,519	135,981	154,872	138,423	138,422	138,423	138,422	138,423	138,423	1,649,976	1,660,570
Administrative														
5010 - Bad Debt	1,500	1,500	1,500	1,500	1,500	1,500	0	0	0	0	0	0	9,000	18,000
5015 - Bank Charges	0	0	0	0	10	0	19	19	19	19	19	19	123	225
5020 - Board Expenses/Minutes	161	0	0	2,305	0	0	0	414	415	0	0	414	3,709	2,900
5030 - Account Setup/Maintenance	965	878	1,114	722	298	1,265	334	333	334	334	333	334	7,242	4,000
5035 - Architectural	0	0	45	0	0	0	42	42	42	42	42	42	295	500
5040 - Computer Other-C3	250	250	250	250	250	250	250	250	250	250	250	250	3,000	3,000
5065 - Committee Expenses	0	0	0	0	0	0	88	87	88	87	88	87	525	1,050

Income and Expense Projection Report
Lake Manassas ROA
Lake Manassas Residential OA
As of December 31, 2021

Account Description	Jul Actual	Aug Actual	Sep Actual	Oct Actual	Nov Actual	Dec Actual	Jan Budget	Feb Budget	Mar Budget	Apr Budget	May Budget	Jun Budget	Full Year Projected	Total Budget
Administrative														
5085 - Office Equipment Lease	507	547	1,702	894	524	524	542	542	542	542	542	542	7,948	6,500
5090 - Office Supplies	588	298	435	921	795	335	834	833	834	834	833	834	8,372	10,000
5095 - Transponders	0	0	0	0	0	1,233	0	0	0	0	0	313	1,545	625
5100 - Storage Rental	96	96	96	100	100	103	100	100	100	100	100	100	1,193	1,200
5115 - Web Site Maintenance	0	0	0	0	1,327	0	167	167	167	167	167	167	2,327	2,000
5195 - Miscellaneous Expenses	43	0	0	0	0	912	0	0	0	0	0	0	955	2,852
5210 - Printing & Copying	1,351	853	367	141	38	1,591	492	492	492	492	492	492	7,290	5,900
5215 - Postage	444	797	506	584	90	1,009	559	558	559	559	558	559	6,779	6,700
5225 - Newsletter Services	0	0	0	0	635	645	0	0	575	0	0	575	2,430	2,300
6300 - Permits & Licenses	0	0	0	130	0	25	42	42	42	42	42	42	405	500
6325 - New Construction Committee	396	1,873	1,518	0	2,139	1,823	1,134	1,133	1,134	1,134	1,133	1,134	14,549	13,600
8150 - LMA Expenses	9,819	0	17,774	29,988	19,222	48,413	19,466	19,465	19,466	19,465	19,466	19,465	242,008	233,583
Total Administrative	16,121	7,092	25,309	37,534	26,927	59,627	24,064	24,477	25,054	24,062	24,065	25,364	319,695	315,435
Payroll & Benefits														
5300 - Management Payroll Reimbursemer	14,045	12,741	13,275	12,359	13,592	13,947	12,886	12,885	12,886	12,886	12,885	12,886	157,272	154,624
5308 - PT Covenants Inspector	36	0	0	0	0	0	217	217	217	217	217	217	1,336	2,600
5312 - Security Contract- Western Gatehol	15,336	11,997	15,350	12,096	12,562	15,233	13,609	13,609	13,609	13,608	13,609	13,609	164,223	163,301
5316 - Off Duty Police Patrol	450	635	495	315	735	990	642	642	642	642	642	642	7,470	7,700
Total Payroll & Benefits	29,867	25,373	29,120	24,770	26,889	30,169	27,352	27,353	27,352	27,352	27,353	27,352	330,301	328,225
Insurance														
5445 - General Liability Insurance Premiur	1,052	1,926	1,375	1,375	1,375	1,390	1,334	1,333	1,334	1,334	1,333	1,334	16,493	16,000
Total Insurance	1,052	1,926	1,375	1,375	1,375	1,390	1,334	1,333	1,334	1,334	1,333	1,334	16,493	16,000
Utilities														
6000 - Electric Service	802	837	759	829	798	1,021	1,000	1,000	1,000	1,000	1,000	1,000	11,045	12,000
6025 - Water Service	1,300	1,839	542	92	842	869	708	709	708	708	709	708	9,733	8,500
6040 - Telephone/Internet	1,245	627	1,080	938	745	1,894	1,333	1,334	1,333	1,333	1,334	1,333	14,530	16,000
Total Utilities	3,347	3,302	2,381	1,859	2,385	3,784	3,041	3,043	3,041	3,041	3,043	3,041	35,308	36,500

Income and Expense Projection Report
Lake Manassas ROA
Lake Manassas Residential OA
As of December 31, 2021

Account Description	Jul Actual	Aug Actual	Sep Actual	Oct Actual	Nov Actual	Dec Actual	Jan Budget	Feb Budget	Mar Budget	Apr Budget	May Budget	Jun Budget	Full Year Projected	Total Budget
Landscaping														
6100 - Grounds & Landscaping - Contract	6,431	6,431	6,431	1,181	2,931	4,587	6,431	6,431	6,431	6,431	6,431	6,431	66,578	77,172
6115 - Kamehameha Landscape Contract	496	486	486	486	486	486	602	601	602	602	601	602	6,533	7,216
6120 - Turtle Point TH Landscape Contract	832	832	(832)	1,012	0	2,203	1,593	1,593	1,593	1,593	1,593	1,593	13,602	19,110
6150 - Seasonal Color/Plantings	0	0	0	0	6,004	0	2,430	2,430	2,430	2,430	2,430	2,430	20,582	29,156
6299 - Irrigation System Contract	2,750	0	0	0	2,750	0	0	0	0	2,750	0	0	8,250	8,250
Total Landscaping	10,509	7,749	6,084	2,679	12,171	7,276	11,055	11,055	11,055	13,805	11,055	11,055	115,545	140,904
Contracted Services														
6035 - Trash and Recycling Service	8,345	8,345	8,351	8,351	13,844	11,098	8,334	8,333	8,334	8,334	8,333	8,334	108,335	100,000
6434 - Pest Control	554	1,104	164	64	64	64	121	121	121	121	121	121	2,738	1,450
6442 - Snow Removal Services	0	0	0	0	0	0	7,000	7,000	7,000	0	0	0	21,000	28,000
Total Contracted Services	8,899	9,449	8,515	8,415	13,908	11,162	15,455	15,454	15,455	8,455	8,454	8,455	132,073	129,450
Repair & Maintenance														
6530 - General Maintenance	2,545	3,746	1,573	3,333	3,529	2,230	3,979	3,980	3,979	3,979	3,980	3,979	40,831	47,750
6600 - General Repair & Maintenance	0	0	0	0	182	0	0	0	0	0	0	0	182	0
Total Repair & Maintenance	2,545	3,746	1,573	3,333	3,711	2,230	3,979	3,980	3,979	3,979	3,980	3,979	41,013	47,750
Pool/Community Center Expenses														
6438 - Pool Management	13,703	10,000	14,943	5,077	1,385	0	3,767	3,767	3,767	3,767	3,767	3,767	67,707	45,200
6710 - Pool Supplies	488	220	100	0	0	0	0	0	0	0	1,300	1,300	3,408	5,200
9918 - Pool/Tennis Center Electricity	1,141	1,144	644	444	462	685	834	833	834	834	833	834	9,519	10,000
Total Pool/Community Center Expenses	15,331	11,365	15,687	5,520	1,847	685	4,600	4,600	4,600	4,600	5,900	5,900	80,634	60,400
Professional Services														
7000 - Audit & Tax Services	0	0	6,616	400	0	0	0	0	0	0	5,050	0	12,066	10,100
7010 - Engineering Services	0	0	0	0	0	0	0	0	0	0	500	0	500	1,000
7015 - Management Reimbursements	40	15	15	15	15	15	54	53	54	54	53	54	435	640
7025 - Legal Services - Collections	986	0	4,317	0	3,070	2,613	1,192	1,192	1,192	1,192	1,192	1,192	18,135	14,300
7030 - Legal Services - General Counsel	432	0	4,418	0	2,030	4,950	2,917	2,917	2,917	2,917	2,917	2,917	29,329	35,000
7035 - Other Collection Cost	415	280	390	460	590	685	442	442	442	442	442	442	5,470	5,300

Income and Expense Projection Report
Lake Manassas ROA
Lake Manassas Residential OA
As of December 31, 2021

Account Description	Jul Actual	Aug Actual	Sep Actual	Oct Actual	Nov Actual	Dec Actual	Jan Budget	Feb Budget	Mar Budget	Apr Budget	May Budget	Jun Budget	Full Year Projected	Total Budget
Professional Services														
7040 - Management Fees	5,508	5,508	5,508	5,508	5,508	5,508	5,508	5,508	5,508	5,508	5,508	5,508	66,096	66,096
Total Professional Services	7,381	5,803	21,263	6,383	11,212	13,771	10,111	10,112	10,111	10,111	15,662	10,111	132,031	132,436
Taxes														
9000 - Federal Income Tax	0	0	0	2,000	0	0	0	0	2,100	0	0	0	4,100	4,200
9005 - State Income Tax	0	0	0	600	0	0	0	0	0	0	0	0	600	1,200
9015 - Property/Real Estate Tax	0	0	0	0	95	0	0	0	0	0	0	0	95	150
Total Taxes	0	0	0	2,600	95	0	0	0	2,100	0	0	0	4,795	5,550
Reserve Contributions														
9108 - Reserve Contributions - Kamehame	0	0	563	188	188	188	188	188	188	188	188	188	2,250	2,250
9109 - Reserve Contributions - Turtle Point	0	0	1,025	342	342	342	342	342	342	342	342	342	4,100	4,100
9800 - Repair & Replacement Expenses	33,048	33,048	33,048	33,048	33,048	33,048	33,048	33,048	33,048	33,048	33,048	33,048	396,570	396,570
9806 - Reserve Interest Contribution	0	1,517	598	533	668	615	3,750	3,750	3,750	3,750	3,750	3,750	26,430	45,000
Total Reserve Contributions	33,048	34,564	35,233	34,109	34,245	34,192	37,327	37,327	37,327	37,327	37,327	37,327	429,350	447,920
Total Expense	128,099	110,369	146,540	128,577	134,765	164,287	138,316	138,732	141,406	134,064	138,170	133,916	1,637,240	1,660,570
Total Lake Manassas Residential OA	3,006	21,575	(11,520)	1,942	1,216	(9,415)	107	(310)	(2,983)	4,359	253	4,507	12,737	0

Income and Expense Projection Report
Lake Manassas ROA
Turtle Point TH
As of December 31, 2021

Account Description	Jul Actual	Aug Actual	Sep Actual	Oct Actual	Nov Actual	Dec Actual	Jan Budget	Feb Budget	Mar Budget	Apr Budget	May Budget	Jun Budget	Full Year Projected	Total Budget
Landscaping														
6120 - Turtle Point TH Landscape Contract	0	0	1,012	0	0	0	0	0	0	0	0	0	1,012	0
Total Landscaping	0	0	1,012	0	0	0	0	0	0	0	0	0	1,012	0
Total Expense	0	0	1,012	0	0	0	0	0	0	0	0	0	1,012	0
Total Turtle Point TH	0	0	(1,012)	0	0	0	0	0	0	0	0	0	(1,012)	0

Income and Expense Projection Report

Lake Manassas ROA

As of December 31, 2021

Account Description	Jul Actual	Aug Actual	Sep Actual	Oct Actual	Nov Actual	Dec Actual	Jan Budget	Feb Budget	Mar Budget	Apr Budget	May Budget	Jun Budget	Full Year Projected	Total Budget
Assessment Income														
4001 - Residential Assessments	124,230	124,513	125,693	125,460	126,653	126,485	127,046	127,046	127,046	127,046	127,046	127,046	1,515,308	1,524,549
4003 - Kamehameha TH Assessments	0	0	0	0	0	4,800	802	801	802	802	801	802	9,608	9,616
4004 - Turtle Point TH Assessments	0	0	0	0	0	10,836	1,943	1,943	1,943	1,942	1,943	1,943	22,491	23,309
4014 - Townhome Assessments	2,452	2,452	2,620	2,620	2,732	(12,876)	0	0	0	0	0	0	0	0
4080 - Pipe Stem Assessment	858	858	858	858	858	858	858	858	858	858	858	858	10,296	10,296
4120 - Initial Contribution	0	1,640	820	0	2,050	0	0	0	0	0	0	0	4,510	0
4125 - Developer Assessments	615	615	615	615	615	615	0	0	0	0	0	0	3,690	0
Total Assessment Income	128,155	130,078	130,606	129,553	132,908	130,718	130,648	130,647	130,648	130,647	130,648	130,648	1,565,903	1,567,770
Other Income														
4205 - Application Fees	240	1,570	430	35	0	185	500	500	500	500	500	500	5,460	5,500
4220 - Gate & Access Fees	835	(930)	670	185	230	600	242	241	242	242	241	242	3,040	2,900
4245 - Newsletter Advertising	0	300	150	0	375	0	0	0	0	0	0	0	825	0
4710 - Late Fees & Interest	370	(582)	675	1,303	1,000	675	417	417	417	417	417	417	5,941	5,000
4720 - Legal Reimbursements	437	690	1,271	1,321	200	0	392	392	392	392	392	392	6,269	4,700
4805 - Violation Charges	260	110	620	(2,410)	600	930	959	958	959	959	958	959	5,860	11,500
4815 - Prior Yr Income/Deficit	0	0	0	0	0	0	4,167	4,167	4,167	4,167	4,167	4,167	25,000	50,000
4825 - Recovery of Bad Debt	0	0	0	0	0	21,149	0	0	0	0	0	0	21,149	0
4910 - Interest Earned - Reserve Accounts	809	708	598	533	668	615	1,100	1,100	1,100	1,100	1,100	1,100	10,530	13,200
Total Other Income	2,951	1,866	4,414	966	3,073	24,154	7,775	7,775	7,775	7,775	7,775	7,775	84,074	92,800
Total Income	131,106	131,944	135,020	130,519	135,981	154,872	138,423	138,422	138,423	138,422	138,423	138,423	1,649,976	1,660,570
Administrative														
5010 - Bad Debt	1,500	1,500	1,500	1,500	1,500	1,500	0	0	0	0	0	0	9,000	18,000
5015 - Bank Charges	0	0	0	0	10	0	19	19	19	19	19	19	123	225
5020 - Board Expenses/Minutes	161	0	0	2,305	0	0	0	414	415	0	0	414	3,709	2,900
5030 - Account Setup/Maintenance	965	878	1,114	722	298	1,265	334	333	334	334	333	334	7,242	4,000
5035 - Architectural	0	0	45	0	0	0	42	42	42	42	42	42	295	500
5040 - Computer Other-C3	250	250	250	250	250	250	250	250	250	250	250	250	3,000	3,000
5065 - Committee Expenses	0	0	0	0	0	0	88	87	88	87	88	87	525	1,050

Income and Expense Projection Report
Lake Manassas ROA
As of December 31, 2021

Account Description	Jul Actual	Aug Actual	Sep Actual	Oct Actual	Nov Actual	Dec Actual	Jan Budget	Feb Budget	Mar Budget	Apr Budget	May Budget	Jun Budget	Full Year Projected	Total Budget
Administrative														
5085 - Office Equipment Lease	507	547	1,702	894	524	524	542	542	542	542	542	542	7,948	6,500
5090 - Office Supplies	588	298	435	921	795	335	834	833	834	834	833	834	8,372	10,000
5095 - Transponders	0	0	0	0	0	1,233	0	0	0	0	0	313	1,545	625
5100 - Storage Rental	96	96	96	100	100	103	100	100	100	100	100	100	1,193	1,200
5115 - Web Site Maintenance	0	0	0	0	1,327	0	167	167	167	167	167	167	2,327	2,000
5195 - Miscellaneous Expenses	43	0	0	0	0	912	0	0	0	0	0	0	955	2,852
5210 - Printing & Copying	1,351	853	367	141	38	1,591	492	492	492	492	492	492	7,290	5,900
5215 - Postage	444	797	506	584	90	1,009	559	558	559	559	558	559	6,779	6,700
5225 - Newsletter Services	0	0	0	0	635	645	0	0	575	0	0	575	2,430	2,300
6300 - Permits & Licenses	0	0	0	130	0	25	42	42	42	42	42	42	405	500
6325 - New Construction Committee	396	1,873	1,518	0	2,139	1,823	1,134	1,133	1,134	1,134	1,133	1,134	14,549	13,600
8150 - LMA Expenses	9,819	0	17,774	29,988	19,222	48,413	19,466	19,465	19,466	19,465	19,466	19,465	242,008	233,583
Total Administrative	16,121	7,092	25,309	37,534	26,927	59,627	24,064	24,477	25,054	24,062	24,065	25,364	319,695	315,435
Payroll & Benefits														
5300 - Management Payroll Reimburseme	14,045	12,741	13,275	12,359	13,592	13,947	12,886	12,885	12,886	12,886	12,885	12,886	157,272	154,624
5308 - PT Covenants Inspector	36	0	0	0	0	0	217	217	217	217	217	217	1,336	2,600
5312 - Security Contract- Western Gatehol	15,336	11,997	15,350	12,096	12,562	15,233	13,609	13,609	13,609	13,608	13,609	13,609	164,223	163,301
5316 - Off Duty Police Patrol	450	635	495	315	735	990	642	642	642	642	642	642	7,470	7,700
Total Payroll & Benefits	29,867	25,373	29,120	24,770	26,889	30,169	27,352	27,353	27,352	27,352	27,353	27,352	330,301	328,225
Insurance														
5445 - General Liability Insurance Premium	1,052	1,926	1,375	1,375	1,375	1,390	1,334	1,333	1,334	1,334	1,333	1,334	16,493	16,000
Total Insurance	1,052	1,926	1,375	1,375	1,375	1,390	1,334	1,333	1,334	1,334	1,333	1,334	16,493	16,000
Utilities														
6000 - Electric Service	802	837	759	829	798	1,021	1,000	1,000	1,000	1,000	1,000	1,000	11,045	12,000
6025 - Water Service	1,300	1,839	542	92	842	869	708	709	708	708	709	708	9,733	8,500
6040 - Telephone/Internet	1,245	627	1,080	938	745	1,894	1,333	1,334	1,333	1,333	1,334	1,333	14,530	16,000
Total Utilities	3,347	3,302	2,381	1,859	2,385	3,784	3,041	3,043	3,041	3,041	3,043	3,041	35,308	36,500

Income and Expense Projection Report
Lake Manassas ROA
As of December 31, 2021

Account Description	Jul Actual	Aug Actual	Sep Actual	Oct Actual	Nov Actual	Dec Actual	Jan Budget	Feb Budget	Mar Budget	Apr Budget	May Budget	Jun Budget	Full Year Projected	Total Budget
Landscaping														
6100 - Grounds & Landscaping - Contract	6,431	6,431	6,431	1,181	2,931	4,587	6,431	6,431	6,431	6,431	6,431	6,431	66,578	77,172
6115 - Kamehameha Landscape Contract	496	486	486	486	486	486	602	601	602	602	601	602	6,533	7,216
6120 - Turtle Point TH Landscape Contract	832	832	180	1,012	0	2,203	1,593	1,593	1,593	1,593	1,593	1,593	14,614	19,110
6150 - Seasonal Color/Plantings	0	0	0	0	6,004	0	2,430	2,430	2,430	2,430	2,430	2,430	20,582	29,156
6299 - Irrigation System Contract	2,750	0	0	0	2,750	0	0	0	0	2,750	0	0	8,250	8,250
Total Landscaping	10,509	7,749	7,096	2,679	12,171	7,276	11,055	11,055	11,055	13,805	11,055	11,055	116,557	140,904
Contracted Services														
6035 - Trash and Recycling Service	8,345	8,345	8,351	8,351	13,844	11,098	8,334	8,333	8,334	8,334	8,333	8,334	108,335	100,000
6434 - Pest Control	554	1,104	164	64	64	64	121	121	121	121	121	121	2,738	1,450
6442 - Snow Removal Services	0	0	0	0	0	0	7,000	7,000	7,000	0	0	0	21,000	28,000
Total Contracted Services	8,899	9,449	8,515	8,415	13,908	11,162	15,455	15,454	15,455	8,455	8,454	8,455	132,073	129,450
Repair & Maintenance														
6530 - General Maintenance	2,545	3,746	1,573	3,333	3,529	2,230	3,979	3,980	3,979	3,979	3,980	3,979	40,831	47,750
6600 - General Repair & Maintenance	0	0	0	0	182	0	0	0	0	0	0	0	182	0
Total Repair & Maintenance	2,545	3,746	1,573	3,333	3,711	2,230	3,979	3,980	3,979	3,979	3,980	3,979	41,013	47,750
Pool/Community Center Expenses														
6438 - Pool Management	13,703	10,000	14,943	5,077	1,385	0	3,767	3,767	3,767	3,767	3,767	3,767	67,707	45,200
6710 - Pool Supplies	488	220	100	0	0	0	0	0	0	0	1,300	1,300	3,408	5,200
9918 - Pool/Tennis Center Electricity	1,141	1,144	644	444	462	685	834	833	834	834	833	834	9,519	10,000
Total Pool/Community Center Expenses	15,331	11,365	15,687	5,520	1,847	685	4,600	4,600	4,600	4,600	5,900	5,900	80,634	60,400
Professional Services														
7000 - Audit & Tax Services	0	0	6,616	400	0	0	0	0	0	0	5,050	0	12,066	10,100
7010 - Engineering Services	0	0	0	0	0	0	0	0	0	0	500	0	500	1,000
7015 - Management Reimbursements	40	15	15	15	15	15	54	53	54	54	53	54	435	640
7025 - Legal Services - Collections	986	0	4,317	0	3,070	2,613	1,192	1,192	1,192	1,192	1,192	1,192	18,135	14,300
7030 - Legal Services - General Counsel	432	0	4,418	0	2,030	4,950	2,917	2,917	2,917	2,917	2,917	2,917	29,329	35,000
7035 - Other Collection Cost	415	280	390	460	590	685	442	442	442	442	442	442	5,470	5,300

Income and Expense Projection Report
Lake Manassas ROA
As of December 31, 2021

Account Description	Jul Actual	Aug Actual	Sep Actual	Oct Actual	Nov Actual	Dec Actual	Jan Budget	Feb Budget	Mar Budget	Apr Budget	May Budget	Jun Budget	Full Year Projected	Total Budget
Professional Services														
7040 - Management Fees	5,508	5,508	5,508	5,508	5,508	5,508	5,508	5,508	5,508	5,508	5,508	5,508	66,096	66,096
Total Professional Services	7,381	5,803	21,263	6,383	11,212	13,771	10,111	10,112	10,111	10,111	15,662	10,111	132,031	132,436
Taxes														
9000 - Federal Income Tax	0	0	0	2,000	0	0	0	0	2,100	0	0	0	4,100	4,200
9005 - State Income Tax	0	0	0	600	0	0	0	0	0	0	0	0	600	1,200
9015 - Property/Real Estate Tax	0	0	0	0	95	0	0	0	0	0	0	0	95	150
Total Taxes	0	0	0	2,600	95	0	0	0	2,100	0	0	0	4,795	5,550
Reserve Contributions														
9108 - Reserve Contributions - Kamehame	0	0	563	188	188	188	188	188	188	188	188	188	2,250	2,250
9109 - Reserve Contributions - Turtle Point	0	0	1,025	342	342	342	342	342	342	342	342	342	4,100	4,100
9800 - Repair & Replacement Expenses	33,048	33,048	33,048	33,048	33,048	33,048	33,048	33,048	33,048	33,048	33,048	33,048	396,570	396,570
9806 - Reserve Interest Contribution	0	1,517	598	533	668	615	3,750	3,750	3,750	3,750	3,750	3,750	26,430	45,000
Total Reserve Contributions	33,048	34,564	35,233	34,109	34,245	34,192	37,327	37,327	37,327	37,327	37,327	37,327	429,350	447,920
Total Expense	128,099	110,369	147,552	128,577	134,765	164,287	138,316	138,732	141,406	134,064	138,170	133,916	1,638,251	1,660,570
All Departments Summary	3,006	21,575	(12,532)	1,942	1,216	(9,415)	107	(310)	(2,983)	4,359	253	4,507	11,725	0