

Water's Edge II Homeowners Association, Inc.

Profit & Loss

January through December 2022

	Jan - Dec 22
Ordinary Income/Expense	
Income	
Bank Interest Income	3,479.93
Expense Reimbursement Income	
Lender Quest & Dues Req Income	950.00
Dumpster Share Income	600.00
Expense Reimbursement Income - Other	0.00
Total Expense Reimbursement Income	1,550.00
HOA Membership Dues	113,740.97
Late Fee Income	1,900.00
Total Income	120,670.90
Gross Profit	120,670.90
Expense	
Meeting Expenses	87.50
General Administrative Expenses	
Postage	282.28
Online Subscriptions	1,760.00
Bank Charges	530.00
Dues & Subscriptions	1,380.00
Office Expenses	846.00
General Administrative Expenses - Other	125.00
Total General Administrative Expenses	4,923.28
Insurance Expense	20,792.00
Professional Fees	
Real Estate Service	900.00
Accounting Services	315.00
Legal Fees	967.50
Property Management Fees	10,350.00
Total Professional Fees	12,532.50
Repairs and Maintenance	
Major Repair or Maintenance	
Decks	4,075.00
Foundations & Crawlspace	114.52
CIT Loan Repayment	23,860.80
Tree Removal	329.00
Total Major Repair or Maintenance	28,379.32

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Minor Periodic Maintenance	
Deck Repairs	110.59
Drainage Repairs	238.53
Gutters	1,257.00
Roof Repairs	75.00
Minor Periodic Maintenance - Other	572.96
Total Minor Periodic Maintenance	<u>2,254.08</u>
Mowing & Landscaping	11,720.00
Snow Removal	5,707.32
Trash Removal	3,455.00
Repairs and Maintenance - Other	<u>458.89</u>
Total Repairs and Maintenance	51,974.61
Utilities	
Electricity	1,584.85
Total Utilities	<u>1,584.85</u>
Total Expense	<u>91,894.74</u>
Net Ordinary Income	28,776.16
Other Income/Expense	
Other Expense	
Bad Debt Expense.	191.17
Total Other Expense	<u>191.17</u>
Net Other Income	<u>-191.17</u>
Net Income	<u><u>28,584.99</u></u>