

Reatta Ridge Owners Association Profit & Loss Budget Overview January through December 2022

	TOTAL				
	Jan - Mar 22	Apr - Jun 22	Jul - Sep 22	Oct - Dec 22	Jan - Dec 22
Ordinary Income/Expense					
Income					
Owner Dues and Fees					
CC&R Fines and Fees	0.00	0.00	0.00	0.00	0.00
Chargebacks to Owners	0.00	0.00	0.00	0.00	0.00
Dues	49,034.00	12,028.00	3,701.00	27,755.00	92,518.00
Interest Charges	0.00	0.00	0.00	0.00	0.00
Late Fees	0.00	0.00	0.00	0.00	0.00
Legal Fee Chargeback to Owners	0.00	0.00	0.00	0.00	0.00
Payment Service Fees	600.00	400.00	0.00	200.00	1,200.00
Property Ownership Changes					
Property Transfer Fees	6,187.50	6,187.50	6,187.50	6,187.50	24,750.00
Resale Certificate Preparation	8,437.50	8,437.50	8,437.50	8,437.50	33,750.00
Total Property Ownership Changes	14,625.00	14,625.00	14,625.00	14,625.00	58,500.00
Statement of Account	125.00	250.00	125.00	250.00	750.00
Total Owner Dues and Fees	64,384.00	27,303.00	18,451.00	42,830.00	152,968.00
Total Income	64,384.00	27,303.00	18,451.00	42,830.00	152,968.00
Gross Profit	64,384.00	27,303.00	18,451.00	42,830.00	152,968.00
Expense					
Banking Charges and Fees					
Payment Services Processing Fee	600.00	400.00	0.00	200.00	1,200.00
Total Banking Charges and Fees	600.00	400.00	0.00	200.00	1,200.00
Common Areas Upkeep					
General Repairs and Maintenance					
Annual Backflow Tests	0.00	0.00	0.00	600.00	600.00
Building and Facilities R&R	11,600.00	0.00	0.00	0.00	11,600.00
Common Fences All R&R	0.00	0.00	8,000.00	0.00	8,000.00
Landscaping - All Areas	14,000.00	0.00	0.00	0.00	14,000.00
Outdoor Furniture	6,250.00	0.00	0.00	0.00	6,250.00
Paint and Stain All Areas	0.00	0.00	0.00	0.00	0.00
Plumbing R&R	0.00	1,000.00	0.00	0.00	1,000.00
Sprinkler R&R	0.00	1,000.00	1,000.00	0.00	2,000.00
General Repairs and Maintenance - Other	100.00	0.00	0.00	0.00	100.00
Total General Repairs and Maintenance	31,950.00	2,000.00	9,000.00	600.00	43,550.00
Lawn Care					
Grounds Fertilize and Services	150.00	375.00	175.00	140.00	840.00
Routine Lawn Care	2,490.00	2,490.00	2,490.00	2,490.00	9,960.00
Total Lawn Care	2,640.00	2,865.00	2,665.00	2,630.00	10,800.00
New Entrance Signs	0.00	0.00	0.00	0.00	0.00
Pool Expenses					
Annual Swimming Pool Inspection	0.00	200.00	0.00	0.00	200.00
Facilities Cleaning & Supplies	0.00	240.00	600.00	200.00	1,040.00
Pool Monitor	0.00	8,000.00	0.00	0.00	8,000.00
Routine Swimming Pool Service	900.00	1,800.00	2,250.00	1,350.00	6,300.00
Swimming Pool Chemicals	675.00	975.00	650.00	200.00	2,500.00
Swimming Pool - Repair	1,500.00	1,500.00	0.00	0.00	3,000.00
Total Pool Expenses	3,075.00	12,715.00	3,500.00	1,750.00	21,040.00
Common Areas Upkeep - Other	0.00	0.00	0.00	0.00	0.00
Total Common Areas Upkeep	37,665.00	17,580.00	15,165.00	4,980.00	75,390.00

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Operational Cost and Services					
Events	0.00	1,000.00	0.00	0.00	1,000.00
Insurance Expense	8,000.00	0.00	0.00	0.00	8,000.00
Lawncare Charged Back to Owner	0.00	0.00	0.00	0.00	0.00
Legal & Professional Fees					
General Council and Services	750.00	750.00	750.00	750.00	3,000.00
Legal - Charged Back to Owners	0.00	0.00	0.00	0.00	0.00
Total Legal & Professional Fees	750.00	750.00	750.00	750.00	3,000.00
Management Company					
Access Card Management	337.50	337.50	337.50	337.50	1,350.00
Management Company - Additional	1,500.00	1,500.00	1,500.00	1,500.00	6,000.00
Management Company - Base	1,560.00	1,560.00	1,560.00	1,560.00	6,240.00
Refinance Statement of Account	125.00	250.00	125.00	250.00	750.00
Resale Prep Charges	4,500.00	4,500.00	4,500.00	4,500.00	18,000.00
Transfer Charges	2,250.00	2,250.00	2,250.00	2,250.00	9,000.00
Management Company - Other	0.00	0.00	0.00	0.00	0.00
Total Management Company	10,272.50	10,397.50	10,272.50	10,397.50	41,340.00
Office Expense and Supplies	120.00	120.00	120.00	120.00	480.00
Postage and Delivery	58.00	58.00	58.00	58.00	232.00
Software Suscriptions	0.00	0.00	0.00	0.00	0.00
Website Expenses	0.00	300.00	0.00	0.00	300.00
Yard of the Month	150.00	150.00	150.00	150.00	600.00
Total Operational Cost and Services	19,350.50	12,775.50	11,350.50	11,475.50	54,952.00
Utilities					
City of Justin Utilities					
Water 117 Reatta	250.00	675.00	675.00	250.00	1,850.00
Water 420 John Wiley	0.00	150.00	375.00	50.00	575.00
Water 440 John Wiley	60.00	60.00	60.00	60.00	240.00
Water 490 John Wiley	60.00	60.00	60.00	60.00	240.00
Total City of Justin Utilities	370.00	945.00	1,170.00	420.00	2,905.00
Electricity	600.00	1,150.00	1,275.00	825.00	3,850.00
Pool Access Control - Services	0.00	1,000.00	0.00	0.00	1,000.00
Telephone Expense	120.00	120.00	120.00	120.00	480.00
Total Utilities	1,090.00	3,215.00	2,565.00	1,365.00	8,235.00
Total Expense	58,705.50	33,970.50	29,080.50	18,020.50	139,777.00
Net Ordinary Income	5,678.50	-6,667.50	-10,629.50	24,809.50	13,191.00
Net Income	5,678.50	-6,667.50	-10,629.50	24,809.50	13,191.00