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Accrual Basis

Double Diamond HOA

Profit & Loss Budget vs. Actual

January through December 2024

	Jan - Dec 24	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
A Homeowner Dues	176,842.58	176,843.00	-0.42	100.0%
Finance Charges	0.00	50.00	-50.00	0.0%
Interest	737.43	35.00	702.43	2,106.9%
Interest Income - Reserves	5,262.34			
misc. income	135.00			
Special Assessment	69,999.50	70,000.00	-0.50	100.0%
Total Income	252,976.85	246,928.00	6,048.85	102.4%
Gross Profit	252,976.85	246,928.00	6,048.85	102.4%
Expense				
Admin & General				
Accounting	8,025.00	8,025.00	0.00	100.0%
Bank Fees	218.00	204.00	14.00	106.9%
Dues & Licenses	230.02	100.00	130.02	230.0%
Insurance	69,100.35	35,000.00	34,100.35	197.4%
Internet	795.60	835.38	-39.78	95.2%
Legal Fees	4,610.00	4,000.00	610.00	115.3%
Managing Agent Fee	27,333.36	28,890.00	-1,556.64	94.6%
Office Supplies	191.25	150.00	41.25	127.5%
Postage and Delivery	17.10	100.00	-82.90	17.1%
Tax Prep	454.05	425.00	29.05	106.8%
Trash Removal	4,836.40	8,000.00	-3,163.60	60.5%
Utilities - Electric	4,061.80	5,885.00	-1,823.20	69.0%
Utilities - Gas	18,962.80	30,000.00	-11,037.20	63.2%
Utilities - Water/Sewer	1,890.00	1,605.00	285.00	117.8%
Total Admin & General	140,725.73	123,219.38	17,506.35	114.2%
Contingency	0.00	3,394.58	-3,394.58	0.0%
Maintenance				
Exterior Maintenance				
Building Maint/Repair	8,905.42	13,000.00	-4,094.58	68.5%
Consumable Supplies	1,384.17	250.00	1,134.17	553.7%
Hot Tub Repair	0.00	650.00	-650.00	0.0%
Hot Tub Service	6,360.00	8,250.00	-1,890.00	77.1%
Landscaping and Groundskeeping	191.02	2,250.00	-2,058.98	8.5%
Snow Melt Sys Maint	2,476.19	6,000.00	-3,523.81	41.3%
Snow Removal - Roofs	5,355.00	5,664.04	-309.04	94.5%
Total Exterior Maintenance	24,671.80	36,064.04	-11,392.24	68.4%
Interior Maintenance				
Alarm - Monitoring	3,666.50	4,400.00	-733.50	83.3%
Alarm - Repair & Testing	6,784.00	8,000.00	-1,216.00	84.8%
Alarm - Telephone	1,552.34	1,850.00	-297.66	83.9%
Total Interior Maintenance	12,002.84	14,250.00	-2,247.16	84.2%
Total Maintenance	36,674.64	50,314.04	-13,639.40	72.9%
Total Expense	177,400.37	176,928.00	472.37	100.3%
Net Ordinary Income	75,576.48	70,000.00	5,576.48	108.0%
Other Income/Expense				
Other Expense				
Landscaping- Repairs	29,463.46	15,000.00	14,463.46	196.4%
Paint/Stain Project	32,625.00	32,625.00	0.00	100.0%
Reserve Transfer	0.00	22,375.00	-22,375.00	0.0%
Total Other Expense	62,088.46	70,000.00	-7,911.54	88.7%
Net Other Income	-62,088.46	-70,000.00	7,911.54	88.7%
Net Income	13,488.02	0.00	13,488.02	100.0%