

COMSTOCK ESTATES HOA

Profit & Loss Budget Overview

January through December 2023

Jan - Dec 23

INCOME	
HOA ASSESSMENTS	46,800.00
TOTAL INCOME	<u>46,800.00</u>
EXPENSE	
ELECTRICITY	250.00
INSURANCE (LIABILITY)	2,800.00
IRRIGATION (G/V SHARES - ELMWD)	2,400.00
IRRIGATION PROJECT	5,000.00
LEGAL AND ACCOUNTING	1,500.00
MAINTENANCE	
DRY POND MAINTENANCE	8,000.00
FENCE MAINTENANCE	8,000.00
GROUND MAINTENANCE - REPAIRS	2,000.00
GROUNDS MAINTENANCE	7,606.00
IRRIGATION MAINTENANCE	2,700.00
IRRIGATION MAINTENANCE-REPAIRS	1,500.00
Total MAINTENANCE	<u>29,806.00</u>
MEETING EXPENSES	500.00
MISCELLANEOUS EXPENSES	250.00
POSTAGE AND COPIES	150.00
PROPERTY MANAGEMENT FEES	13,800.00
RESERVE STUDIES	2,000.00
SIGN	2,000.00
TAXES AND LICENSES	200.00
WEB SITE	300.00
TOTAL EXPENSE	<u>60,956.00</u>
NET INCOME	<u>(14,156.00)</u>
OTHER INCOME	
TRANSFER FENCE/LANDSCAPE RESERVE	16,000.00
INTEREST EARNED	150.00
TOTAL OTHER INCOME	<u>16,150.00</u>
NET INCOME INCLUDING OTHER	<u><u>1,994.00</u></u>