

# Southern Woods POA Budget vs Actuals

## 5/1/2023 | 5/31/2023

Acct #	Account Description	MTD			Year to Date			Yearly
		Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>Income</b>								
4020	Annual Assessments	\$ 3,363.75	\$ 3,363.75	\$ -	\$ 16,818.75	\$ 16,818.75	\$ -	\$ 40,365.00
4030	Spectrum Contract-Remedial Assessment	\$ 9,327.92	\$ 9,327.92	\$ (0.00)	\$ 46,639.60	\$ 46,639.58	\$ 0.02	\$ 111,935.00
4031	Spectrum Contract-Door Fee	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
4021	Finance Charges	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
4060	Late Charges	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
4080	Lot Cleanup Assessments	\$ 760.00	\$ 760.00	\$ -	\$ 3,800.00	\$ 3,800.00	\$ -	\$ 9,120.00
4085	Permit Fees - ARC	\$ 125.00	\$ -	\$ 125.00	\$ -	\$ -	\$ -	\$ -
4500	Interest Income - Operating	\$ 17.44	\$ -	\$ 17.44	\$ -	\$ -	\$ -	\$ -
4510	Interest Income - Reserves	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	<b>Total Income</b>	<b>\$ 13,594.11</b>	<b>\$ 13,451.67</b>	<b>\$ 142.44</b>	<b>\$ 67,258.35</b>	<b>\$ 67,258.33</b>	<b>\$ 0.02</b>	<b>\$ 161,420.00</b>
<b>Expenses - Standard Maintenance</b>								
6060	Irrigation & Electric Repair	\$ -	\$ 249.17	\$ 249.17	\$ -	\$ 1,245.83	\$ 1,245.83	\$ 2,990.00
6070	Quarterly Irrigation Inspection	\$ -	\$ 100.00	\$ -	\$ -	\$ 500.00	\$ -	\$ 1,200.00
6090	Spectrum	\$ 9,791.00	\$ 9,327.92	\$ (463.08)	\$ 48,020.34	\$ 46,639.58	\$ (1,380.76)	\$ 111,935.00
6100	Landscaping Maintenance-Weed, Trim, Mowing	\$ 559.00	\$ 560.00	\$ 1.00	\$ 2,795.00	\$ 2,800.00	\$ 5.00	\$ 6,720.00
6120	Landscaping Replacement-Mulch, & Incidental	\$ -	\$ 186.67	\$ 186.67	\$ -	\$ 933.33	\$ 933.33	\$ 2,240.00
6150	Lot Cleanup - Brush Hogging	\$ -	\$ 760.00	\$ 760.00	\$ 3,565.00	\$ 3,800.00	\$ 235.00	\$ 9,120.00
6250	Solar Street Lights	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
6260	Mailbox Expenses	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
6290	Tree Maintenance & Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
6300	Electric-Well & Sign Oak Park	\$ 105.74	\$ 125.00	\$ 19.26	\$ 558.57	\$ 625.00	\$ 66.43	\$ 1,500.00
6310	Electric-Well & Sign Corkwood	\$ 40.34	\$ 54.17	\$ 13.83	\$ 240.50	\$ 270.83	\$ 30.33	\$ 650.00
6320	Electric-Well & Sign Deerwood	\$ 6.29	\$ 8.33	\$ 2.04	\$ 42.06	\$ 41.67	\$ (0.39)	\$ 100.00
	<b>Total Grounds Maintenance Expense</b>	<b>\$ 10,502.37</b>	<b>\$ 11,371.25</b>	<b>\$ 768.88</b>	<b>\$ 55,221.47</b>	<b>\$ 56,856.25</b>	<b>\$ 1,134.78</b>	<b>\$ 136,455.00</b>
<b>Management and Administrative</b>								
8020	Management & accounting Fees	\$ 1,025.00	\$ 1,045.00	\$ 20.00	\$ 5,125.00	\$ 5,225.00	\$ 100.00	\$ 12,540.00
8021	VSC Ancillary Cost from Spectrum (hrs+expense)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
8040	Bank Services Charges	\$ -	\$ 8.33	\$ 8.33	\$ 12.00	\$ 41.67	\$ 29.67	\$ 100.00
8060	Contingency, Meetings, Website	\$ -	\$ 50.00	\$ 50.00	\$ 624.00	\$ 250.00	\$ (374.00)	\$ 600.00
8080	Corporate License, Taxes, Fees	\$ -	\$ 8.33	\$ 8.33	\$ 220.00	\$ 41.67	\$ (178.33)	\$ 100.00
8100	Legal Expenses	\$ 1,215.00	\$ 416.67	\$ (798.33)	\$ 2,727.50	\$ 2,083.33	\$ (644.17)	\$ 5,000.00
8110	Legal Fees-Governing Documents Update	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
8120	Insurance General Liability/D&O	\$ -	\$ 258.33	\$ 258.33	\$ 2,713.90	\$ 1,291.67	\$ (1,422.23)	\$ 3,100.00
8160	Office Supplies, Postage Printing	\$ 75.70	\$ 156.67	\$ 80.97	\$ 1,097.66	\$ 783.33	\$ (314.33)	\$ 1,880.00
8170	Entrance Decorations	\$ -	\$ 100.00	\$ 100.00	\$ 2,520.00	\$ 500.00	\$ (2,020.00)	\$ 1,200.00
8190	Miscellaneous	\$ -	\$ 46.67	\$ 46.67	\$ 26.49	\$ 233.33	\$ 206.84	\$ 560.00
9500	Bad Debt	\$ -	\$ 29.67	\$ 29.67	\$ -	\$ 148.33	\$ 148.33	\$ 356.00
	<b>Total Management and Administration</b>	<b>\$ 2,315.70</b>	<b>\$ 2,119.67</b>	<b>\$ (196.03)</b>	<b>\$ 15,066.55</b>	<b>\$ 10,598.33</b>	<b>\$ (4,468.22)</b>	<b>\$ 25,436.00</b>
<b>Reserve Funding</b>								
9100	Reserve Interest Expense	\$ -	\$ 8.33	\$ 8.33	\$ -	\$ 41.67	\$ 41.67	\$ 100.00
9120	Irrigation and Well Reserve	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
9121	Corkwood Lights Reserve	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
9122	Spectrum Reserve	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
9123	Mailbox Reserve	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	<b>Total Reserve Funding</b>	<b>\$ -</b>	<b>\$ 8.33</b>	<b>\$ 8.33</b>	<b>\$ -</b>	<b>\$ 41.67</b>	<b>\$ 41.67</b>	<b>\$ 100.00</b>
	<b>Total Reserves &amp; Expenses</b>	<b>\$ 12,818.07</b>	<b>\$ 13,499.25</b>	<b>\$ 581.18</b>	<b>\$ 70,288.02</b>	<b>\$ 67,496.25</b>	<b>\$ (3,291.77)</b>	<b>\$ 161,991.00</b>
	<b>Net Revenue Under/(Over) Expenses</b>	<b>\$ (776.04)</b>	<b>\$ (47.58)</b>	<b>\$ 723.62</b>	<b>\$ (3,029.67)</b>	<b>\$ (237.92)</b>	<b>\$ (3,291.75)</b>	<b>\$ (571.00)</b>