

Balance Sheet Comparative - Combined

The Preserve

End Date: 05/31/2025

	Current Balance at 5/31/2025	Prior Month Balance at 04/30/2025	Change
Assets			
CASH - OPERATING			
01-1003-00 Sunwest - Operating - 7631	\$ 60,365.78	\$ 85,339.49	\$ (24,973.71)
Total CASH - OPERATING:	\$ 60,365.78	\$ 85,339.49	\$ (24,973.71)
CASH - RESERVE			
02-1100-00 Sunwest - Reserve - 2538	\$ 184,430.14	\$ 184,414.98	\$ 15.16
Total CASH - RESERVE:	\$ 184,430.14	\$ 184,414.98	\$ 15.16
ACCOUNTS RECEIVABLE			
12-1280-00 Accounts Receivable-Homeowner	\$ 22,223.49	\$ 28,353.88	\$ (6,130.39)
Total ACCOUNTS RECEIVABLE:	\$ 22,223.49	\$ 28,353.88	\$ (6,130.39)
Total Assets:	\$ 267,019.41	\$ 298,108.35	\$ (31,088.94)
Liabilities & Equity			
ACCOUNTS PAYABLE			
20-2001-00 Prepaid Dues	\$ 16,481.07	\$ 16,056.69	\$ 424.38
Total ACCOUNTS PAYABLE:	\$ 16,481.07	\$ 16,056.69	\$ 424.38
RESERVES			
40-4000-00 Reserves - General	\$ 184,066.60	\$ 184,066.60	\$ -
40-4495-00 Interest	363.54	348.38	15.16
Total RESERVES:	\$ 184,430.14	\$ 184,414.98	\$ 15.16
EQUITY			
49-4998-00 Prior Year Equity	\$ 6,882.49	\$ 6,882.49	\$ -
Total EQUITY:	\$ 6,882.49	\$ 6,882.49	\$ -
Net Income / (Loss)	\$ 59,225.71	\$ 90,754.19	\$ (31,528.48)
Total Liabilities & Equity:	\$ 267,019.41	\$ 298,108.35	\$ (31,088.94)

Reserve Schedule

The Preserve

From 05/01/2025 to 05/31/2025

Description	Current Additions	Current Expenses	Prior Year Balance	YTD Additions	YTD Expenses	Current Balance
Reserves - General	\$0.00	\$0.00	\$156,266.60	\$27,800.00	\$0.00	\$184,066.60
Interest	\$15.16	\$0.00	\$293.11	\$70.43	\$0.00	\$363.54
The Preserve	15.16	0.00	\$156,559.71	\$27,870.43	\$0.00	184,430.14

Income Statement

The Preserve

From 05/01/2025 to 05/31/2025

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
INCOME							
TOTAL INCOME	\$1,428.49	\$500.00	\$928.49	\$230,386.91	\$226,138.00	\$4,248.91	\$452,776.00
TOTAL INCOME	\$1,428.49	\$500.00	\$928.49	\$230,386.91	\$226,138.00	\$4,248.91	\$452,776.00
EXPENSES AND RESERVE FUNDING							
TOTAL ADMINISTRATION	\$3,044.09	\$3,080.00	\$35.91	\$16,070.58	\$14,000.00	(\$2,070.58)	\$34,010.00
TOTAL LANDSCAPE	\$24,758.49	\$51,202.00	\$26,443.51	\$102,551.74	\$122,300.00	\$19,748.26	\$269,434.00
TOTAL COMMON AREA MAINTENANCE	\$361.17	\$3,400.00	\$3,038.83	\$3,234.22	\$6,000.00	\$2,765.78	\$23,100.00
TOTAL CLEANING	\$496.00	\$1,350.00	\$854.00	\$2,729.26	\$3,200.00	\$470.74	\$8,750.00
TOTAL UTILITIES	\$4,278.41	\$4,665.00	\$386.59	\$18,513.34	\$16,485.00	(\$2,028.34)	\$46,250.00
TOTAL INSURANCE	\$3.65	\$30.00	\$26.35	\$191.63	\$30.00	(\$161.63)	\$15,630.00
TOTAL RESERVE ALLOCATION	\$15.16	\$-	(\$15.16)	\$27,870.43	\$27,800.00	(\$70.43)	\$55,600.00
TOTAL DISBURSEMENTS	\$32,956.97	\$63,727.00	\$30,770.03	\$171,161.20	\$189,815.00	\$18,653.80	\$452,774.00

Income Statement - Operating

The Preserve

From 05/01/2025 to 05/31/2025

Description	Actual	Current Period Budget	Variance	Actual	Year-to-date Budget	Variance	Annual Budget
OPERATING INCOME							
INCOME							
5010-00 Regular Assessments	\$0.00	\$0.00	\$0.00	\$196,337.50	\$196,338.00	(\$0.50)	\$392,676.00
5023-00 Bank Return Check/NSF Fees	\$0.00	\$0.00	\$0.00	\$40.00	\$0.00	\$40.00	\$0.00
5031-00 Interest Income-Reserve	\$15.16	\$0.00	\$15.16	\$70.43	\$0.00	\$70.43	\$0.00
5035-00 Transfer Fees	\$0.00	\$500.00	(\$500.00)	\$2,500.00	\$2,000.00	\$500.00	\$4,500.00
5040-00 Late Fees	\$877.80	\$0.00	\$877.80	\$1,582.26	\$0.00	\$1,582.26	\$0.00
5042-00 Late Interest	\$240.53	\$0.00	\$240.53	\$976.72	\$0.00	\$976.72	\$0.00
5052-00 Collection Turnover Fees	(\$100.00)	\$0.00	(\$100.00)	\$400.00	\$0.00	\$400.00	\$0.00
5053-00 Delinquent Letter Fees	\$345.00	\$0.00	\$345.00	\$630.00	\$0.00	\$630.00	\$0.00
5060-00 Gate/Pool Keys/Remotes	\$50.00	\$0.00	\$50.00	\$50.00	\$0.00	\$50.00	\$0.00
5200-00 Capital Contribution	\$0.00	\$0.00	\$0.00	\$27,800.00	\$27,800.00	\$0.00	\$55,600.00
TOTAL INCOME	\$1,428.49	\$500.00	\$928.49	\$230,386.91	\$226,138.00	\$4,248.91	\$452,776.00
TOTAL OPERATING INCOME	\$1,428.49	\$500.00	\$928.49	\$230,386.91	\$226,138.00	\$4,248.91	\$452,776.00
OPERATING EXPENSE							
ADMINISTRATION							
6010-00 CPA/Tax Filing	\$0.00	\$0.00	\$0.00	\$10.00	\$0.00	(\$10.00)	\$450.00
6029-00 Social Events	\$0.00	\$0.00	\$0.00	\$131.35	\$0.00	(\$131.35)	\$1,000.00
6035-00 Office Admin-Printing/Postage	\$0.00	\$950.00	\$950.00	\$2,186.04	\$2,350.00	\$163.96	\$5,000.00
6040-00 Management Services	\$2,193.90	\$2,130.00	(\$63.90)	\$10,969.50	\$10,650.00	(\$319.50)	\$25,560.00
6053-00 Collection Fees/DQ Letters	\$0.00	\$0.00	\$0.00	\$290.00	\$0.00	(\$290.00)	\$0.00
6055-00 Legal Fees	\$0.00	\$0.00	\$0.00	\$383.50	\$1,000.00	\$616.50	\$2,000.00
6060-00 HOA Meeting Room	\$850.19	\$0.00	(\$850.19)	\$2,100.19	\$0.00	(\$2,100.19)	\$0.00
TOTAL ADMINISTRATION	\$3,044.09	\$3,080.00	\$35.91	\$16,070.58	\$14,000.00	(\$2,070.58)	\$34,010.00

Income Statement - Operating

The Preserve

From 05/01/2025 to 05/31/2025

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
LANDSCAPE							
6405-00 Landscape Contract	\$17,208.33	\$16,872.00	(\$336.33)	\$86,041.65	\$84,360.00	(\$1,681.65)	\$202,464.00
6410-00 Other Landscape	\$0.00	\$28,000.00	\$28,000.00	\$440.00	\$28,000.00	\$27,560.00	\$29,000.00
6416-00 Tree Replacement	\$0.00	\$2,000.00	\$2,000.00	\$0.00	\$2,000.00	\$2,000.00	\$3,628.00
6418-00 Tree Pruning/Structural	\$0.00	\$0.00	\$0.00	\$1,959.00	\$0.00	(\$1,959.00)	\$7,980.00
6420-00 Irrigation Repairs	\$2,081.50	\$2,000.00	(\$81.50)	\$2,081.50	\$2,000.00	(\$81.50)	\$6,477.00
6425-00 Pest Control	\$0.00	\$360.00	\$360.00	\$1,300.00	\$1,800.00	\$500.00	\$4,320.00
6430-00 Playground Equipment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,000.00
6431-00 Irrigation Pump Maintenance/Repairs	\$90.00	\$500.00	\$410.00	\$5,350.93	\$500.00	(\$4,850.93)	\$1,000.00
6450-00 Snow Removal	\$29.66	\$0.00	(\$29.66)	\$29.66	\$700.00	\$670.34	\$1,200.00
6455-00 Pond Contract	\$5,349.00	\$1,470.00	(\$3,879.00)	\$5,349.00	\$2,940.00	(\$2,409.00)	\$8,820.00
6488-00 Holiday Lights/Decor	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,545.00
TOTAL LANDSCAPE	\$24,758.49	\$51,202.00	\$26,443.51	\$102,551.74	\$122,300.00	\$19,748.26	\$269,434.00
COMMON AREA MAINTENANCE							
6505-00 Contracted Maintenance	\$274.17	\$0.00	(\$274.17)	\$1,248.94	\$0.00	(\$1,248.94)	\$0.00
6509-00 Plumbing	\$62.00	\$0.00	(\$62.00)	\$62.00	\$400.00	\$338.00	\$1,000.00
6527-00 Electrical Repairs	\$0.00	\$0.00	\$0.00	\$1,668.28	\$2,000.00	\$331.72	\$5,000.00
6570-00 Pool Maintenance	\$0.00	\$3,000.00	\$3,000.00	\$0.00	\$3,000.00	\$3,000.00	\$15,800.00
6580-00 Security	\$25.00	\$150.00	\$125.00	\$255.00	\$350.00	\$95.00	\$800.00
6585-00 Painting	\$0.00	\$250.00	\$250.00	\$0.00	\$250.00	\$250.00	\$500.00
TOTAL COMMON AREA MAINTENANCE	\$361.17	\$3,400.00	\$3,038.83	\$3,234.22	\$6,000.00	\$2,765.78	\$23,100.00
CLEANING							
6600-00 Common Area Cleaning	\$0.00	\$1,250.00	\$1,250.00	\$1,984.00	\$2,950.00	\$966.00	\$8,200.00
6605-00 Common Area Cleaning Supplies	\$496.00	\$100.00	(\$396.00)	\$745.26	\$250.00	(\$495.26)	\$550.00
TOTAL CLEANING	\$496.00	\$1,350.00	\$854.00	\$2,729.26	\$3,200.00	\$470.74	\$8,750.00

Income Statement - Operating

The Preserve

From 05/01/2025 to 05/31/2025

Description	Actual	Current Period Budget	Variance	Actual	Year-to-date Budget	Variance	Annual Budget
UTILITIES							
6700-00 Water	\$194.79	\$270.00	\$75.21	\$1,124.99	\$1,630.00	\$505.01	\$3,940.00
6702-00 Sewer	\$45.00	\$50.00	\$5.00	\$225.00	\$250.00	\$25.00	\$600.00
6705-00 Electricity	\$3,980.88	\$3,500.00	(\$480.88)	\$16,888.37	\$13,500.00	(\$3,388.37)	\$38,000.00
6710-00 Gas	\$18.88	\$800.00	\$781.12	\$80.68	\$880.00	\$799.32	\$3,170.00
6720-00 Trash Removal	\$38.86	\$45.00	\$6.14	\$194.30	\$225.00	\$30.70	\$540.00
TOTAL UTILITIES	\$4,278.41	\$4,665.00	\$386.59	\$18,513.34	\$16,485.00	(\$2,028.34)	\$46,250.00
INSURANCE							
6800-00 Property Insurance	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$8,100.00
6960-00 Income Tax	\$0.00	\$30.00	\$30.00	\$0.00	\$30.00	\$30.00	\$30.00
6980-00 Irrigation Taxes	\$3.65	\$0.00	(\$3.65)	\$191.63	\$0.00	(\$191.63)	\$7,500.00
TOTAL INSURANCE	\$3.65	\$30.00	\$26.35	\$191.63	\$30.00	(\$161.63)	\$15,630.00
RESERVE ALLOCATION							
9000-00 Allocation to Reserves	\$0.00	\$0.00	\$0.00	\$27,800.00	\$27,800.00	\$0.00	\$55,600.00
9495-00 Interest	\$15.16	\$0.00	(\$15.16)	\$70.43	\$0.00	(\$70.43)	\$0.00
TOTAL RESERVE ALLOCATION	\$15.16	\$0.00	(\$15.16)	\$27,870.43	\$27,800.00	(\$70.43)	\$55,600.00
TOTAL OPERATING EXPENSE	\$32,956.97	\$63,727.00	\$30,770.03	\$171,161.20	\$189,815.00	\$18,653.80	\$452,774.00
Net Income:	(\$31,528.48)	(\$63,227.00)	\$31,698.52	\$59,225.71	\$36,323.00	\$22,902.71	\$2.00

Budget Spread Report - Operating

The Preserve

End Date: 5/31/2025

Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD	Annual Budget
OPERATING INCOME														
INCOME														
5010-00 Regular Assessments														
Budget	98,169.00	-	-	98,169.00	-	-	98,169.00	-	-	98,169.00	-	-	392,676.00	392,676.00
Actual	98,168.75	-	-	98,168.75	-	-	-	-	-	-	-	-	196,337.50	
Variance	(0.25)	-	-	(0.25)	-	-	-	-	-	-	-	-	(0.50)	
5023-00 Bank Return Check/NSF Fees														
Budget	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Actual	20.00	-	-	20.00	-	-	-	-	-	-	-	-	40.00	
Variance	20.00	-	-	20.00	-	-	-	-	-	-	-	-	40.00	
5031-00 Interest Income-Reserve														
Budget	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Actual	13.30	12.47	14.73	14.77	15.16	-	-	-	-	-	-	-	70.43	
Variance	13.30	12.47	14.73	14.77	15.16	-	-	-	-	-	-	-	70.43	
5035-00 Transfer Fees														
Budget	-	-	500.00	1,000.00	500.00	500.00	500.00	500.00	500.00	500.00	-	-	4,500.00	4,500.00
Actual	500.00	-	500.00	1,500.00	-	-	-	-	-	-	-	-	2,500.00	
Variance	500.00	-	-	500.00	(500.00)	-	-	-	-	-	-	-	500.00	
5040-00 Late Fees														
Budget	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Actual	-	747.16	(51.48)	8.78	877.80	-	-	-	-	-	-	-	1,582.26	
Variance	-	747.16	(51.48)	8.78	877.80	-	-	-	-	-	-	-	1,582.26	
5042-00 Late Interest														
Budget	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Actual	158.60	238.11	176.64	162.84	240.53	-	-	-	-	-	-	-	976.72	
Variance	158.60	238.11	176.64	162.84	240.53	-	-	-	-	-	-	-	976.72	
5052-00 Collection Turnover Fees														
Budget	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Actual	-	-	700.00	(200.00)	(100.00)	-	-	-	-	-	-	-	400.00	
Variance	-	-	700.00	(200.00)	(100.00)	-	-	-	-	-	-	-	400.00	
5053-00 Delinquent Letter Fees														
Budget	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Actual	-	270.00	15.00	-	345.00	-	-	-	-	-	-	-	630.00	
Variance	-	270.00	15.00	-	345.00	-	-	-	-	-	-	-	630.00	
5060-00 Gate/Pool Keys/Remotes														
Budget	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Actual	-	-	-	-	50.00	-	-	-	-	-	-	-	50.00	
Variance	-	-	-	-	50.00	-	-	-	-	-	-	-	50.00	
5200-00 Capital Contribution														
Budget	13,900.00	-	-	13,900.00	-	-	13,900.00	-	-	13,900.00	-	-	55,600.00	55,600.00
Actual	13,900.00	-	-	13,900.00	-	-	-	-	-	-	-	-	27,800.00	
Variance	-	-	-	-	-	-	-	-	-	-	-	-	-	
Total 50 - INCOME														

Budget Spread Report - Operating

The Preserve

End Date: 5/31/2025

Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD	Annual Budget
Budget	112,069.00	0.00	500.00	113,069.00	500.00	500.00	112,569.00	500.00	500.00	112,569.00	0.00	0.00	452,776.00	452,776.00
Actual	112,760.65	1,267.74	1,354.89	113,575.14	1,428.49	0.00	0.00	0.00	0.00	0.00	0.00	0.00	230,386.91	
Variance	691.65	1,267.74	854.89	506.14	928.49	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,248.91	
Total OPERATING INCOME														
Budget	112,069.00	0.00	500.00	113,069.00	500.00	500.00	112,569.00	500.00	500.00	112,569.00	0.00	0.00	452,776.00	452,776.00
Actual	112,760.65	1,267.74	1,354.89	113,575.14	1,428.49	0.00	0.00	0.00	0.00	0.00	0.00	0.00	230,386.91	
Variance	691.65	1,267.74	854.89	506.14	928.49	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,248.91	
OPERATING EXPENSE														
ADMINISTRATION														
6010-00 CPA/Tax Filing														
Budget	-	-	-	-	-	-	450.00	-	-	-	-	-	450.00	450.00
Actual	-	-	-	10.00	-	-	-	-	-	-	-	-	10.00	
Variance	-	-	-	(10.00)	-	-	450.00	-	-	-	-	-	440.00	
6029-00 Social Events														
Budget	-	-	-	-	-	-	500.00	-	-	-	-	500.00	1,000.00	1,000.00
Actual	-	-	-	131.35	-	-	-	-	-	-	-	-	131.35	
Variance	-	-	-	(131.35)	-	-	500.00	-	-	-	-	500.00	868.65	
6035-00 Office Admin-Printing/Postage														
Budget	150.00	950.00	150.00	150.00	950.00	150.00	150.00	950.00	150.00	150.00	950.00	150.00	5,000.00	5,000.00
Actual	597.25	96.88	622.44	869.47	-	-	-	-	-	-	-	-	2,186.04	
Variance	(447.25)	853.12	(472.44)	(719.47)	950.00	150.00	150.00	950.00	150.00	150.00	950.00	150.00	2,813.96	
6040-00 Management Services														
Budget	2,130.00	2,130.00	2,130.00	2,130.00	2,130.00	2,130.00	2,130.00	2,130.00	2,130.00	2,130.00	2,130.00	2,130.00	25,560.00	25,560.00
Actual	2,193.90	2,193.90	-	4,387.80	2,193.90	-	-	-	-	-	-	-	10,969.50	
Variance	(63.90)	(63.90)	2,130.00	(2,257.80)	(63.90)	2,130.00	2,130.00	2,130.00	2,130.00	2,130.00	2,130.00	2,130.00	14,590.50	
6053-00 Collection Fees/DQ Letters														
Budget	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Actual	-	-	290.00	-	-	-	-	-	-	-	-	-	290.00	
Variance	-	-	(290.00)	-	-	-	-	-	-	-	-	-	(290.00)	
6055-00 Legal Fees														
Budget	-	-	1,000.00	-	-	-	-	1,000.00	-	-	-	-	2,000.00	2,000.00
Actual	-	-	383.50	-	-	-	-	-	-	-	-	-	383.50	
Variance	-	-	616.50	-	-	-	-	1,000.00	-	-	-	-	1,616.50	
6060-00 HOA Meeting Room														
Budget	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Actual	825.00	325.00	100.00	-	850.19	-	-	-	-	-	-	-	2,100.19	
Variance	(825.00)	(325.00)	(100.00)	-	(850.19)	-	-	-	-	-	-	-	(2,100.19)	
Total 60 - ADMINISTRATION														
Budget	2,280.00	3,080.00	3,280.00	2,280.00	3,080.00	2,280.00	3,230.00	4,080.00	2,280.00	2,280.00	3,080.00	2,780.00	34,010.00	34,010.00
Actual	3,616.15	2,615.78	1,395.94	5,398.62	3,044.09	0.00	0.00	0.00	0.00	0.00	0.00	0.00	16,070.58	

Budget Spread Report - Operating

The Preserve

End Date: 5/31/2025

Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD	Annual Budget
Variance	(1,336.15)	464.22	1,884.06	(3,118.62)	35.91	2,280.00	3,230.00	4,080.00	2,280.00	2,280.00	3,080.00	2,780.00	17,939.42	
LANDSCAPE														
6405-00 Landscape Contract														
Budget	16,872.00	16,872.00	16,872.00	16,872.00	16,872.00	16,872.00	16,872.00	16,872.00	16,872.00	16,872.00	16,872.00	16,872.00	202,464.00	202,464.00
Actual	17,208.33	17,208.33	17,208.33	17,208.33	17,208.33	-	-	-	-	-	-	-	86,041.65	
Variance	(336.33)	(336.33)	(336.33)	(336.33)	(336.33)	16,872.00	16,872.00	16,872.00	16,872.00	16,872.00	16,872.00	16,872.00	116,422.35	
6410-00 Other Landscape														
Budget	-	-	-	-	28,000.00	1,000.00	-	-	-	-	-	-	29,000.00	29,000.00
Actual	-	-	440.00	-	-	-	-	-	-	-	-	-	440.00	
Variance	-	-	(440.00)	-	28,000.00	1,000.00	-	-	-	-	-	-	28,560.00	
6416-00 Tree Replacement														
Budget	-	-	-	-	2,000.00	1,628.00	-	-	-	-	-	-	3,628.00	3,628.00
Actual	-	-	-	-	-	-	-	-	-	-	-	-	-	
Variance	-	-	-	-	2,000.00	1,628.00	-	-	-	-	-	-	3,628.00	
6418-00 Tree Pruning/Structural														
Budget	-	-	-	-	-	7,980.00	-	-	-	-	-	-	7,980.00	7,980.00
Actual	1,844.00	115.00	-	-	-	-	-	-	-	-	-	-	1,959.00	
Variance	(1,844.00)	(115.00)	-	-	-	7,980.00	-	-	-	-	-	-	6,021.00	
6420-00 Irrigation Repairs														
Budget	-	-	-	-	2,000.00	1,600.00	1,000.00	1,000.00	877.00	-	-	-	6,477.00	6,477.00
Actual	-	-	-	-	2,081.50	-	-	-	-	-	-	-	2,081.50	
Variance	-	-	-	-	(81.50)	1,600.00	1,000.00	1,000.00	877.00	-	-	-	4,395.50	
6425-00 Pest Control														
Budget	360.00	360.00	360.00	360.00	360.00	360.00	360.00	360.00	360.00	360.00	360.00	360.00	4,320.00	4,320.00
Actual	325.00	-	650.00	325.00	-	-	-	-	-	-	-	-	1,300.00	
Variance	35.00	360.00	(290.00)	35.00	360.00	360.00	360.00	360.00	360.00	360.00	360.00	360.00	3,020.00	
6430-00 Playground Equipment														
Budget	-	-	-	-	-	500.00	500.00	-	-	-	-	-	1,000.00	1,000.00
Actual	-	-	-	-	-	-	-	-	-	-	-	-	-	
Variance	-	-	-	-	-	500.00	500.00	-	-	-	-	-	1,000.00	
6431-00 Irrigation Pump Maintenance/Repairs														
Budget	-	-	-	-	500.00	-	-	-	-	500.00	-	-	1,000.00	1,000.00
Actual	-	4,157.18	270.00	833.75	90.00	-	-	-	-	-	-	-	5,350.93	
Variance	-	(4,157.18)	(270.00)	(833.75)	410.00	-	-	-	-	500.00	-	-	(4,350.93)	
6450-00 Snow Removal														
Budget	200.00	500.00	-	-	-	-	-	-	-	-	-	500.00	1,200.00	1,200.00
Actual	-	-	-	-	29.66	-	-	-	-	-	-	-	29.66	
Variance	200.00	500.00	-	-	(29.66)	-	-	-	-	-	-	500.00	1,170.34	
6455-00 Pond Contract														
Budget	-	-	-	1,470.00	1,470.00	1,470.00	1,470.00	1,470.00	1,470.00	-	-	-	8,820.00	8,820.00
Actual	-	-	-	-	5,349.00	-	-	-	-	-	-	-	5,349.00	
Variance	-	-	-	1,470.00	(3,879.00)	1,470.00	1,470.00	1,470.00	1,470.00	-	-	-	3,471.00	

Budget Spread Report - Operating

The Preserve

End Date: 5/31/2025

Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD	Annual Budget
6488-00 Holiday Lights/Decor														
Budget	-	-	-	-	-	-	-	-	-	-	3,545.00	-	3,545.00	3,545.00
Actual	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Variance	-	-	-	-	-	-	-	-	-	-	3,545.00	-	3,545.00	-
Total 64 - LANDSCAPE														
Budget	17,432.00	17,732.00	17,232.00	18,702.00	51,202.00	31,410.00	20,202.00	19,702.00	19,579.00	17,732.00	20,777.00	17,732.00	269,434.00	269,434.00
Actual	19,377.33	21,480.51	18,568.33	18,367.08	24,758.49	0.00	0.00	0.00	0.00	0.00	0.00	0.00	102,551.74	-
Variance	(1,945.33)	(3,748.51)	(1,336.33)	334.92	26,443.51	31,410.00	20,202.00	19,702.00	19,579.00	17,732.00	20,777.00	17,732.00	166,882.26	-
COMMON AREA MAINTENANCE														
6505-00 Contracted Maintenance														
Budget	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Actual	-	-	-	974.77	274.17	-	-	-	-	-	-	-	1,248.94	-
Variance	-	-	-	(974.77)	(274.17)	-	-	-	-	-	-	-	(1,248.94)	-
6509-00 Plumbing														
Budget	-	200.00	200.00	-	-	200.00	-	-	200.00	200.00	-	-	1,000.00	1,000.00
Actual	-	-	-	-	62.00	-	-	-	-	-	-	-	62.00	-
Variance	-	200.00	200.00	-	(62.00)	200.00	-	-	200.00	200.00	-	-	938.00	-
6527-00 Electrical Repairs														
Budget	-	-	-	2,000.00	-	-	2,000.00	-	1,000.00	-	-	-	5,000.00	5,000.00
Actual	855.52	812.76	-	-	-	-	-	-	-	-	-	-	1,668.28	-
Variance	(855.52)	(812.76)	-	2,000.00	-	-	2,000.00	-	1,000.00	-	-	-	3,331.72	-
6570-00 Pool Maintenance														
Budget	-	-	-	-	3,000.00	3,200.00	3,200.00	3,200.00	3,200.00	-	-	-	15,800.00	15,800.00
Actual	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Variance	-	-	-	-	3,000.00	3,200.00	3,200.00	3,200.00	3,200.00	-	-	-	15,800.00	-
6580-00 Security														
Budget	50.00	50.00	50.00	50.00	150.00	50.00	50.00	150.00	50.00	50.00	50.00	50.00	800.00	800.00
Actual	25.00	25.00	25.00	155.00	25.00	-	-	-	-	-	-	-	255.00	-
Variance	25.00	25.00	25.00	(105.00)	125.00	50.00	50.00	150.00	50.00	50.00	50.00	50.00	545.00	-
6585-00 Painting														
Budget	-	-	-	-	250.00	-	250.00	-	-	-	-	-	500.00	500.00
Actual	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Variance	-	-	-	-	250.00	-	250.00	-	-	-	-	-	500.00	-
Total 65 - COMMON AREA MAINTENANCE														
Budget	50.00	250.00	250.00	2,050.00	3,400.00	3,450.00	5,500.00	3,350.00	4,450.00	250.00	50.00	50.00	23,100.00	23,100.00
Actual	880.52	837.76	25.00	1,129.77	361.17	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,234.22	-
Variance	(830.52)	(587.76)	225.00	920.23	3,038.83	3,450.00	5,500.00	3,350.00	4,450.00	250.00	50.00	50.00	19,865.78	-
CLEANING														
6600-00 Common Area Cleaning														
Budget	150.00	150.00	150.00	1,250.00	1,250.00	1,250.00	1,250.00	1,150.00	1,150.00	150.00	150.00	150.00	8,200.00	8,200.00
Actual	496.00	496.00	496.00	496.00	-	-	-	-	-	-	-	-	1,984.00	-

Budget Spread Report - Operating

The Preserve

End Date: 5/31/2025

Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD	Annual Budget
Variance	(346.00)	(346.00)	(346.00)	754.00	1,250.00	1,250.00	1,250.00	1,150.00	1,150.00	150.00	150.00	150.00	6,216.00	
6605-00 Common Area Cleaning Supplies														
Budget	-	-	50.00	100.00	100.00	100.00	100.00	100.00	-	-	-	-	550.00	550.00
Actual	34.72	-	214.54	-	496.00	-	-	-	-	-	-	-	745.26	
Variance	(34.72)	-	(164.54)	100.00	(396.00)	100.00	100.00	100.00	-	-	-	-	(195.26)	
Total 66 - CLEANING														
Budget	150.00	150.00	200.00	1,350.00	1,350.00	1,350.00	1,350.00	1,250.00	1,150.00	150.00	150.00	150.00	8,750.00	8,750.00
Actual	530.72	496.00	710.54	496.00	496.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,729.26	
Variance	(380.72)	(346.00)	(510.54)	854.00	854.00	1,350.00	1,350.00	1,250.00	1,150.00	150.00	150.00	150.00	6,020.74	
UTILITIES														
6700-00 Water														
Budget	250.00	250.00	400.00	460.00	270.00	300.00	400.00	550.00	270.00	270.00	270.00	250.00	3,940.00	3,940.00
Actual	372.08	(186.04)	558.12	186.04	194.79	-	-	-	-	-	-	-	1,124.99	
Variance	(122.08)	436.04	(158.12)	273.96	75.21	300.00	400.00	550.00	270.00	270.00	270.00	250.00	2,815.01	
6702-00 Sewer														
Budget	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	600.00	600.00
Actual	45.00	45.00	45.00	45.00	45.00	-	-	-	-	-	-	-	225.00	
Variance	5.00	5.00	5.00	5.00	5.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	375.00	
6705-00 Electricity														
Budget	2,500.00	2,500.00	2,500.00	2,500.00	3,500.00	3,500.00	3,500.00	4,500.00	4,500.00	3,500.00	2,500.00	2,500.00	38,000.00	38,000.00
Actual	5,067.07	4,039.51	948.24	2,852.67	3,980.88	-	-	-	-	-	-	-	16,888.37	
Variance	(2,567.07)	(1,539.51)	1,551.76	(352.67)	(480.88)	3,500.00	3,500.00	4,500.00	4,500.00	3,500.00	2,500.00	2,500.00	21,111.63	
6710-00 Gas														
Budget	20.00	20.00	20.00	20.00	800.00	850.00	500.00	200.00	500.00	200.00	20.00	20.00	3,170.00	3,170.00
Actual	15.45	15.45	15.45	15.45	18.88	-	-	-	-	-	-	-	80.68	
Variance	4.55	4.55	4.55	4.55	781.12	850.00	500.00	200.00	500.00	200.00	20.00	20.00	3,089.32	
6720-00 Trash Removal														
Budget	45.00	45.00	45.00	45.00	45.00	45.00	45.00	45.00	45.00	45.00	45.00	45.00	540.00	540.00
Actual	38.86	38.86	38.86	38.86	38.86	-	-	-	-	-	-	-	194.30	
Variance	6.14	6.14	6.14	6.14	6.14	45.00	45.00	45.00	45.00	45.00	45.00	45.00	345.70	
Total 67 - UTILITIES														
Budget	2,865.00	2,865.00	3,015.00	3,075.00	4,665.00	4,745.00	4,495.00	5,345.00	5,365.00	4,065.00	2,885.00	2,865.00	46,250.00	46,250.00
Actual	5,538.46	3,952.78	1,605.67	3,138.02	4,278.41	0.00	0.00	0.00	0.00	0.00	0.00	0.00	18,513.34	
Variance	(2,673.46)	(1,087.78)	1,409.33	(63.02)	386.59	4,745.00	4,495.00	5,345.00	5,365.00	4,065.00	2,885.00	2,865.00	27,736.66	
INSURANCE														
6800-00 Property Insurance														
Budget	-	-	-	-	-	-	-	8,100.00	-	-	-	-	8,100.00	8,100.00
Actual	-	-	-	-	-	-	-	-	-	-	-	-	-	
Variance	-	-	-	-	-	-	-	8,100.00	-	-	-	-	8,100.00	
6960-00 Income Tax														
Budget	-	-	-	-	30.00	-	-	-	-	-	-	-	30.00	30.00

Budget Spread Report - Operating

The Preserve

End Date: 5/31/2025

Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD	Annual Budget
Actual	-	-	-	-	-	-	-	-	-	-	-	-	-	
Variance	-	-	-	-	30.00	-	-	-	-	-	-	-	30.00	
6980-00 Irrigation Taxes														
Budget	-	-	-	-	-	-	-	-	-	-	-	7,500.00	7,500.00	7,500.00
Actual	-	-	187.98	-	3.65	-	-	-	-	-	-	-	191.63	
Variance	-	-	(187.98)	-	(3.65)	-	-	-	-	-	-	7,500.00	7,308.37	
Total 68 - INSURANCE														
Budget	0.00	0.00	0.00	0.00	30.00	0.00	0.00	8,100.00	0.00	0.00	0.00	7,500.00	15,630.00	15,630.00
Actual	0.00	0.00	187.98	0.00	3.65	0.00	0.00	0.00	0.00	0.00	0.00	0.00	191.63	
Variance	0.00	0.00	(187.98)	0.00	26.35	0.00	0.00	8,100.00	0.00	0.00	0.00	7,500.00	15,438.37	
RESERVE ALLOCATION														
9000-00 Allocation to Reserves														
Budget	13,900.00	-	-	13,900.00	-	-	13,900.00	-	-	13,900.00	-	-	55,600.00	55,600.00
Actual	16,900.00	-	-	10,900.00	-	-	-	-	-	-	-	-	27,800.00	
Variance	(3,000.00)	-	-	3,000.00	-	-	13,900.00	-	-	13,900.00	-	-	27,800.00	
9495-00 Interest														
Budget	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Actual	13.30	12.47	14.73	14.77	15.16	-	-	-	-	-	-	-	70.43	
Variance	(13.30)	(12.47)	(14.73)	(14.77)	(15.16)	-	-	-	-	-	-	-	(70.43)	
Total 90 - RESERVE ALLOCATION														
Budget	13,900.00	0.00	0.00	13,900.00	0.00	0.00	13,900.00	0.00	0.00	13,900.00	0.00	0.00	55,600.00	55,600.00
Actual	16,913.30	12.47	14.73	10,914.77	15.16	0.00	0.00	0.00	0.00	0.00	0.00	0.00	27,870.43	
Variance	(3,013.30)	(12.47)	(14.73)	2,985.23	(15.16)	0.00	13,900.00	0.00	0.00	13,900.00	0.00	0.00	27,729.57	
Total OPERATING EXPENSE														
Budget	36,677.00	24,077.00	23,977.00	41,357.00	63,727.00	43,235.00	48,677.00	41,827.00	32,824.00	38,377.00	26,942.00	31,077.00	452,774.00	452,774.00
Actual	46,856.48	29,395.30	22,508.19	39,444.26	32,956.97	0.00	0.00	0.00	0.00	0.00	0.00	0.00	171,161.20	
Variance	(10,179.48)	(5,318.30)	1,468.81	1,912.74	30,770.03	43,235.00	48,677.00	41,827.00	32,824.00	38,377.00	26,942.00	31,077.00	281,612.80	
Net Income:														
Budget	75,392.00	(24,077.00)	(23,477.00)	71,712.00	(63,227.00)	(42,735.00)	63,892.00	(41,327.00)	(32,324.00)	74,192.00	(26,942.00)	(31,077.00)	2.00	
Actual	65,904.17	(28,127.56)	(21,153.30)	74,130.88	(31,528.48)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	59,225.71	
Variance	9,487.83	4,050.56	(2,323.70)	(2,418.88)	(31,698.52)	(42,735.00)	63,892.00	(41,327.00)	(32,324.00)	74,192.00	(26,942.00)	(31,077.00)	(59,223.71)	