

## Fork Landing Farms HOA

Description	July Budget	July Actual	YTD	
			Budget	Actual
Operating Income				
Prior Year Surplus	\$0.00	\$0.00	\$9,665.00	\$0.00
Assessments	\$12,400.00	\$10,435.00	\$24,800.00	\$22,835.00
Late Fees	\$0.00	\$0.00	\$0.00	\$140.00
Collection & Legal Income	\$0.00	\$0.00	\$0.00	\$0.00
Owner Interest	\$0.00	\$0.00	\$0.00	\$27.00
Interest Earned	\$0.83	\$0.00	\$5.81	\$3.00
Flag Income	\$0.00	\$0.00	\$0.00	\$0.00
Tree project Income	\$0.00	\$0.00	\$0.00	\$1,912.50
Capital & Reserve Income				
Reserve Assessment	\$0.00	\$0.00	\$0.00	\$0.00
Capital Contribution	\$0.00	\$0.00	\$0.00	\$0.00
Total Income	\$12,400.83	\$10,435.00	\$34,470.81	\$24,917.50
Operating Expenses				
Management Fees	\$210.00	\$210.00	\$1,470.00	\$1,470.00
AdministrativeExpenses	\$130.00	\$120.19	\$530.00	\$478.92
Tax, Accounting & Audit Fees	\$0.00	\$0.00	\$300.00	\$0.00
Insurance Premium	\$0.00	\$496.00	\$1,252.00	\$1,351.00
Community Meetings	\$0.00	\$266.52	\$0.00	\$266.52
Office Expenses	\$20.00	-\$266.52	\$140.00	\$0.00
Legal Services	\$0.00	\$0.00	\$250.00	\$0.00
Taxes, Milford City	\$0.00	\$0.00	\$0.00	\$0.00
Taxes, State Franchise	\$0.00	\$0.00	\$25.00	\$25.00
Social Events	\$0.00	\$0.00	\$200.00	\$0.00
Utilities-Electric	\$37.50	\$45.95	\$262.50	\$263.01
Lawn Maintenance/Landscaping	\$700.00	\$0.00	\$4,900.00	\$3,886.74
Snow Removal	\$0.00	\$0.00	\$500.00	\$2,018.00
Grounds Maintenance	\$0.00	\$0.00	\$2,500.00	\$500.00
Landscaping Enhancements	\$0.00	\$0.00	\$375.00	\$204.00
Irregation Maintenance	\$75.00	\$224.96	\$300.00	\$296.82
Contingency	\$0.00	\$0.00	\$0.00	\$0.00
Total Operating Expenses	\$1,172.50	\$1,097.10	\$13,004.50	\$10,760.01
Capital Improvements/Major Repairs				
Asset Purchases				
Pier Lease Renewal	\$0.00	\$0.00	\$0.00	\$0.00
Capital Improvements				
Legal Fees To Ammend Bylaws	\$0.00	\$0.00	\$2,000.00	\$0.00
Drainage Behind Lots 16-18	\$0.00	\$0.00	\$4,000.00	\$0.00
Common Area Improvements	\$0.00	\$381.47	\$3,000.00	\$6,336.95
Storm Water Management	\$0.00	\$0.00	\$5,000.00	\$2,977.50
Total Cap Improvements/Major Repairs	\$0.00	\$381.47	\$14,000.00	\$9,314.45
Total Annual Expenses	\$1,172.50	\$1,478.57	\$27,004.50	\$20,074.46
Total Annual Income (Loss)	\$11,228.33	\$8,956.43	\$7,466.31	\$4,843.04

### Year-To-Date Budget vs. Actual

**\$34,470.81**                      **\$24,917.50** - Income  
**\$27,004.50**                      **\$20,074.46** - Expense

Checking Account Balance as of  
 End of July 2022    \$14,003.73  
 Reserve Account Balance as of  
 End of July 2022    \$48,541.73