

# Fork Landing Farms HOA

Description	Jan.	Jan. Actual	YTD	
	Budget		Budget	Actual
<b>Operating Income</b>				
Prior Year Surplus	\$9,665.00	\$0.00	\$9,665.00	\$0.00
Assessments	\$12,400.00	\$10,400.00	\$12,400.00	\$10,400.00
Late Fees	\$0.00	\$20.00	\$0.00	\$20.00
Collection & Legal Income	\$0.00	\$0.00	\$0.00	\$0.00
Owner Interest	\$0.00	\$0.00	\$0.00	\$0.00
Interest Earned	\$0.83	\$3.00	\$0.83	\$3.00
Flag Income	\$0.00	\$0.00	\$0.00	\$0.00
<b>Capital &amp; Reserve Income</b>				
Reserve Assessment	\$0.00	\$0.00	\$0.00	\$0.00
Capital Contribution	\$0.00	\$0.00	\$0.00	\$0.00
<b>Total Income</b>	<b>\$22,065.83</b>	<b>\$10,423.00</b>	<b>\$22,065.83</b>	<b>\$10,423.00</b>
<b>Operating Expenses</b>				
Management Fees	\$210.00	\$210.00	\$210.00	\$210.00
Administrative Expenses	\$130.00	\$134.54	\$130.00	\$134.54
Tax, Accounting & Audit Fees	\$0.00	\$0.00	\$0.00	\$0.00
Insurance Premium	\$0.00	\$0.00	\$0.00	\$0.00
Community Meetings	\$0.00	\$0.00	\$0.00	\$0.00
Office Expenses	\$20.00	\$0.00	\$20.00	\$0.00
Legal Services	\$0.00	\$0.00	\$0.00	\$0.00
Taxes, Milford City	\$0.00	\$0.00	\$0.00	\$0.00
Taxes, State Franchise	\$0.00	\$0.00	\$0.00	\$0.00
Social Events	\$0.00	\$0.00	\$0.00	\$0.00
Utilities-Electric	\$37.50	\$0.00	\$37.50	\$0.00
Lawn Maintenance/Landscaping	\$700.00	\$647.79	\$700.00	\$647.79
Snow Removal	\$100.00	\$810.00	\$100.00	\$810.00
Grounds Maintenance	\$0.00	\$0.00	\$0.00	\$0.00
Landscaping Enhancements	\$0.00	\$0.00	\$0.00	\$0.00
Irrigation Maintenance	\$0.00	\$0.00	\$0.00	\$0.00
Contingency	\$0.00	\$0.00	\$0.00	\$0.00
<b>Total Operating Expenses</b>	<b>\$1,197.50</b>	<b>\$1,802.33</b>	<b>\$1,197.50</b>	<b>\$1,802.33</b>
<b>Capital Improvements/Major Repairs</b>				
<b>Asset Purchases</b>				
Pier Lease Renewal	\$0.00	\$0.00	\$0.00	\$0.00
<b>Capital Improvements</b>				
Legal Fees To Amend Bylaws	\$0.00	\$0.00	\$0.00	\$0.00
Drainage Behind Lots 16-18	\$0.00	\$0.00	\$0.00	\$0.00
Common Area Improvements	\$1,000.00	\$0.00	\$1,000.00	\$0.00
Storm Water Management	\$5,000.00	\$0.00	\$5,000.00	\$0.00
<b>Total Cap Improvements/Major Repairs</b>	<b>\$6,000.00</b>	<b>\$0.00</b>	<b>\$6,000.00</b>	<b>\$0.00</b>
<b>Total Annual Expenses</b>	<b>\$7,197.50</b>	<b>\$1,802.33</b>	<b>\$7,197.50</b>	<b>\$1,802.33</b>
<b>Total Annual Income (Loss)</b>	<b>\$14,868.33</b>	<b>\$8,620.67</b>	<b>\$14,868.33</b>	<b>\$8,620.67</b>

## Year-To-Date Budget vs. Actual

**\$22,065.83**                      **\$10,423.00**

**\$ 7,197.50**                      **\$ 1,802.33**

**Surplus**                              **\$ 8620.67**

Checking Account Balance as of  
End of January 2022    \$17,781.36

Reserve Account Balance as of  
End of January 2022    \$48,541.73