

CTHOA
Profit & Loss Prev Year Comparison
January through December 2024

	Jan - Dec 24	Jan - Dec 23
Ordinary Income/Expense		
Income		
4203 · HOA Dues		
4203-01 · Operating Income	49,795.97	43,083.43
4203-03 · Monthly Statement Fee	275.00	125.00
4203-05 · Bank Transfer Fee	80.00	70.00
4203 · HOA Dues - Other	0.00	0.00
Total 4203 · HOA Dues	50,150.97	43,278.43
4208 · Annual Rental Fee	500.00	600.00
4210 · Late Fees	551.99	442.68
Total Income	51,202.96	44,321.11
Gross Profit	51,202.96	44,321.11
Expense		
6000 · Bank Service Fees	66.00	64.00
6016 · Fees/Permits/Licences	336.67	320.00
6018 · Web Hosting	67.05	431.18
6020 · Insurance - Liability	17,693.07	13,113.43
6040 · Professional Fees		
6040.02 · Accounting	1,311.25	2,624.35
6040.03 · Legal Fees	6,506.00	1,920.50
6040.04 · Engineering	0.00	600.00
Total 6040 · Professional Fees	7,817.25	5,144.85
6045 · Building & Ground Expenses		
6046 · Landscaping HOA	9,560.20	8,210.44
6048 · Winterizing	640.00	590.00
6049 · Snow Removal	2,565.00	1,000.00
6051 · Repair & Maintenance	3,697.64	5,000.75
6052 · Water Metering	890.00	40.00
Total 6045 · Building & Ground Expenses	17,352.84	14,841.19
6060 · Utilities		
6061 · LPEA	346.59	365.01
6070 · PAWS	5,090.16	10,041.45
Total 6060 · Utilities	5,436.75	10,406.46
Total Expense	48,769.63	44,321.11
Net Ordinary Income	2,433.33	0.00
Other Income/Expense		
Other Income		
6200 · Reserve Income		
6230 · Reserve Dues	39,859.96	42,302.22
6240 · Water Meters	4,800.00	0.00
6270 · Interest Income	3,140.62	1,023.89
Total 6200 · Reserve Income	47,800.58	43,326.11
Total Other Income	47,800.58	43,326.11
Other Expense		
Income Tax	318.00	9.00

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6300 · Reserve Expenses		
6310 · Maintenance	38,190.75	15,745.00
6315 · Equipment	150.00	75.00
6320 · Landscaping	532.32	0.00
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Total 6300 · Reserve Expenses	38,873.07	15,820.00
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Total Other Expense	39,191.07	15,829.00
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Net Other Income	8,609.51	27,497.11
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Net Income	11,042.84	27,497.11
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