

KINGSPARK & WHITEHALL CIVIC IMPROVEMENT ASSOC.

BUDGET VERSUS ACTUAL

AS OF 8/13/2024

INCOME	ANNUAL BUDGET	YTD ACTUAL	DIFFERENCE
Current Year Annual Assessments	\$ 66,480.00	\$ 22,238.74	\$ (44,241.26)
Prior Year Assessments	\$ 1,500.00	\$ 38,209.30	\$ 36,709.30
Late Fees	\$ 250.00	\$ 1,934.81	\$ 1,684.81
Title Transfer Fee	\$ 4,000.00	\$ 5,000.00	\$ 1,000.00
Legal Fees Recovered	\$ -	\$ 6,374.48	\$ 6,374.48
Pool Key Sales	\$ 450.00	\$ 460.00	\$ 10.00
Bank/Certified Fees Recovered	\$ -	\$ -	\$ -
Allowances Given	\$ (500.00)	\$ (70.00)	\$ 430.00
Overpayment / Refund Due	\$ -	\$ 1,167.40	\$ 1,167.40
Total Income	\$ 72,180.00	\$ 75,314.73	\$ 3,134.73

EXPENSES	ANNUAL BUDGET	YTD ACTUAL	DIFFERENCE
Postage/Delivery/Reproduction	\$ 3,000.00	\$ 2,330.62	\$ 669.38
Website Domain	\$ 19.00	\$ 19.99	\$ (0.99)
Software & Forms	\$ 2,500.00	\$ 1,620.10	\$ 879.90
Business Mailbox	\$ 200.00	\$ 177.00	\$ 23.00
Lawn Maintenance	\$ 5,900.00	\$ 3,275.00	\$ 2,625.00
Park Maintenance	\$ 500.00	\$ -	\$ 500.00
Pool Maintenance	\$ 5,160.00	\$ 3,922.50	\$ 1,237.50
Pool Checks/Restroom Maintenance	\$ 2,000.00	\$ -	\$ 2,000.00
Pool Lock / Key Changes	\$ 400.00	\$ 355.84	\$ 44.16
Pool Repairs	\$ 1,300.00	\$ 2,094.48	\$ (794.48)
Utilities: Water	\$ 1,950.00	\$ 568.68	\$ 1,381.32
Utilities: Internet	\$ 1,200.00	\$ 145.74	\$ 1,054.26
Utilities: Electricity	\$ 4,000.00	\$ 2,168.68	\$ 1,831.32
Utilities: Pool Phone	\$ 630.00	\$ 422.18	\$ 207.82
Utilities: HOA Phone	\$ -	\$ 185.00	\$ (185.00)
Bank Fees	\$ 50.00	\$ 6.99	\$ 43.01
Credit Card Processing Fees	\$ 450.00	\$ 415.47	\$ 34.53
Liability/Property Insurance	\$ 2,800.00	\$ -	\$ 2,800.00
Directors & Officers Insurance	\$ 3,200.00	\$ -	\$ 3,200.00
Attorneys Fees	\$ 5,000.00	\$ 3,104.64	\$ 1,895.36
Deed Restrictions Management	\$ 6,000.00	\$ 4,116.60	\$ 1,883.40
Bookkeeping	\$ 12,000.00	\$ 6,750.00	\$ 5,250.00
Title Transfer Fees Paid	\$ -	\$ 500.00	\$ (500.00)
Legal Filing Fees	\$ 200.00	\$ 15.41	\$ 184.59
Tax Preparation	\$ 250.00	\$ 90.00	\$ 160.00
Property Taxes	\$ 25.00	\$ 77.44	\$ (52.44)
Pool Permit	\$ 150.00	\$ 137.70	\$ 12.30
Homeowner Activities	\$ -	\$ -	\$ -
Miscellaneous	\$ -	\$ -	\$ -
Uncollectable Dues @ 20%	\$ 13,296.00	\$ -	\$ 13,296.00
Capital Expenditures	\$ -	\$ 7,335.00	\$ (7,335.00)
Total Expenses	\$ 72,180.00	\$ 39,835.06	\$ 32,344.94

Net Income / Expenses	\$ -	\$ 35,479.67	\$ (29,210.21)
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BUDGET VERSUS ACTUAL

AS OF 8/13/2024

RECONCILIATION THRU	BANK BALANCE	PENDING DEPOSITS
Last Year: 12/31/2023	\$29,574.48	
Last Month: 6/10/2024	\$50,855.64	
Current Month: 8/13/2024	\$65,970.74	\$0.00

A/R Aging	Total Owed
6/10/2024	\$100,792.04
8/13/2024	\$87,400.56

UNRECONCILED/UNCLEARED ITEMS			
Transaction	Date	Amount	Description
Check 3001	8/7/2024	\$19.99	Kelly Browning - URL
Check 3002	8/13/2024	\$493.38	Copy Dr.
TOTAL		\$513.37	