



2019 Common Area Budget Option 1 No Increase | Veranda Common Area | FY2018

As of 11/29/2018

Woo-Cat Property & Association
Management
Homeowners Association
Information
Mailing Address: PO BOX 159
Pequea, PA 17565
(866) 897-7592

Account	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	FY 2018
Income													
Association Fee Income	11651.00	11651.00	11651.00	11651.00	11651.00	11651.00	11651.00	11651.00	11651.00	11651.00	11651.00	11651.00	\$139,812.00
Total for Income	11651.00	11651.00	11651.00	11651.00	11651.00	11651.00	11651.00	11651.00	11651.00	11651.00	11651.00	11651.00	\$139,812.00
Expenses													
Capital Reserve Transfer	1165.10	1165.10	1165.10	1165.10	1165.10	1165.10	1165.10	1165.10	1165.10	1165.10	1165.10	1165.10	\$13,981.20
Veranda "Common" Accounting	58.33	58.33	58.33	58.33	58.33	58.33	58.33	58.33	58.33	58.33	58.33	58.33	\$700.00
Veranda "Common" Electric	1166.67	1166.67	1166.67	1166.67	1166.67	1166.67	1166.67	1166.67	1166.67	1166.67	1166.67	1166.67	\$14,000.00
Veranda "Common" General Maint.	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	\$1,500.00
Veranda "Common" Insurance	1212.00	0.00	0.00	1212.00	0.00	0.00	1212.00	0.00	0.00	1525.00	0.00	0.00	\$5,161.00
Veranda "Common" Landscaping	0.00	0.00	0.00	5000.00	10000.00	10000.00	10000.00	5000.00	5000.00	5000.00	6520.62	0.00	\$56,520.62
Veranda "Common" Management Fees	2291.67	2291.67	2291.67	2291.67	2291.67	2291.67	2291.67	2291.67	2291.67	2291.67	2291.67	2291.67	\$27,500.00
Veranda "Common" Misc G&A	58.33	58.33	58.33	58.33	58.33	58.33	58.33	58.33	58.33	58.33	58.33	58.33	\$700.00
Veranda "Common" Pond Maint.	0.00	0.00	0.00	0.00	588.00	588.00	588.00	588.00	588.00	0.00	0.00	0.00	\$2,940.00
Veranda "Common" Postage	50.77	50.77	50.77	50.77	50.77	50.77	50.77	50.77	50.77	50.77	50.77	50.77	\$609.18
Veranda "Common" Snow Removal	5000.00	5000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3000.00	\$13,000.00
Veranda "Common" Sprinkler System	0.00	0.00	0.00	300.00	300.00	300.00	300.00	0.00	0.00	0.00	0.00	0.00	\$1,200.00
Veranda "Common" Water	166.00	166.00	167.00	167.00	166.00	166.00	166.00	166.00	166.00	170.00	167.00	167.00	\$2,000.00
Total for Expenses	11293.87	10081.86	5082.87	11594.87	15969.87	15969.87	17181.87	10669.87	10669.87	11610.87	11603.49	8082.87	\$139,812.00
Net Operating Income	357.13	1569.14	6568.13	56.13	-4318.87	-4318.87	-5530.87	981.14	981.14	40.13	47.51	3568.14	\$0.00