

## Shadows Community Homeowners Association Income/Expenses September 2023 - August 2024

The following provides the income and operating expenses of the three neighborhoods over the last year.

<b>INCOME</b>	
Dues	\$154,025.00
Misc. Income (late fees, NSF, other)	\$1,832.00
<b>TOTAL INCOME</b>	<b>\$155,857.00</b>
<b>EXPENSES</b>	
<b>Utilities</b>	
Electricity	\$10,111.10
Water	\$1,823.12
<b>TOTAL UTILITIES</b>	<b>\$11,934.22</b>
<b>Maintenance</b>	
Exterior Maintenance/Concrete Repair	\$5,716.00
Fountains	\$385.00
Lake/Pond Maintenance	\$10,375.50
Lawn/Landscaping Expense	\$53,908.80
Maintenance Labor/Materials	\$617.71
<b>TOTAL MAINTENANCE</b>	<b>\$71,003.01</b>
<b>Administrative</b>	
Insurance	\$11,099.12
Accounting/Legal/Bank Fees	\$540.75

Management Fee/Meeting Attendance	\$21,700.00
Misc. Administrative/Salary Contractor	\$1,672.78
Postage	\$554.97
Property Taxes	\$232.66
Social/Community Events	\$1,410.32
Website	\$300.00
<b>TOTAL ADMINISTRATIVE</b>	<b>\$37,510.60</b>
<b>TOTAL EXPENSES</b>	<b>\$120,447.83</b>
<b>Operating Cash &amp; Reserves</b>	
Operating Cash	\$121,388.58
Reserve Account	\$94,497.76
<b>TOTAL RESERVES</b>	<b>\$215,886.34</b>
<b>NET INCOME</b>	<b>\$35,409.17</b>