

WOODSIDE H.O.A.

Balance Sheet

As of 06/30/25

ASSETS

Valley National Bank Operating \$	65,717.69	
Valley National Bank Reserve	225,674.56	
Valley National Bank Sec Dep	35,280.00	
Fidelity Investments	865,238.76	
Accounts Receivable	43,019.42	
TOTAL ASSETS		\$ 1,234,930.43

LIABILITIES & EQUITY

CURRENT LIABILITIES:

Prepaid Owner Assessments	\$ 40,301.48	
Lease Deposits	35,780.00	
Subtotal Current Liab.		\$ 76,081.48

RESERVES:

Reserves - Painting	\$ 20,000.54	
Reserves - Pavement	570,029.98	
Reserves -Betterment & Improve	336,356.53	
Reserves - Cable Income	64,443.63	
Reserve Interest	100,082.64	
Subtotal Reserves		\$ 1,090,913.32

EQUITY:

Prior Year Net Inc./Loss	\$ 112,357.30	
Current Year Net Income/(Loss)	(44,421.67)	
Subtotal Equity		\$ 67,935.63
TOTAL LIABILITIES & EQUITY		\$ 1,234,930.43

**WOODSIDE H.O.A.**  
**Income/Expense Statement**  
**Period: 06/01/25 to 06/30/25**

Description	Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
<b>INCOME:</b>							
06310 Maintenance Income	39,390.00	39,390.00	.00	236,590.00	236,340.00	250.00	472,680.00
06315 Cash Surplus	.00	2,929.16	(2,929.16)	.00	17,574.96	(17,574.96)	35,150.00
06320 Application Fee	.00	.00	.00	200.00	.00	200.00	.00
06340 Late Fee Income	480.00	.00	480.00	2,760.00	.00	2,760.00	.00
06360 Gate Opener Income	30.00	.00	30.00	738.00	.00	738.00	.00
06380 Owner Admin. Fees Income	(250.00)	.00	(250.00)	1,000.00	.00	1,000.00	.00
06390 Owner Interest Income	64.67	.00	64.67	64.67	.00	64.67	.00
<b>Subtotal Income</b>	<b>39,714.67</b>	<b>42,319.16</b>	<b>(2,604.49)</b>	<b>241,352.67</b>	<b>253,914.96</b>	<b>(12,562.29)</b>	<b>507,830.00</b>
<b>EXPENSES</b>							
<b>General &amp; Administrative</b>							
07010 Management Fees	2,486.75	2,486.75	.00	14,920.50	14,920.50	.00	29,841.00
07020 Accounting Fees	.00	164.58	164.58	.00	987.48	987.48	1,975.00
07160 Legal Fees	.00	416.66	416.66	210.00	2,499.96	2,289.96	5,000.00
07282 Insurance Multi-Peril	.00	1,583.33	1,583.33	20,450.59	9,499.98	(10,950.61)	19,000.00
07320 Administration Expenses	407.64	375.00	(32.64)	2,592.50	2,250.00	(342.50)	4,500.00
07445 Annual Corp. Report	.00	5.16	5.16	61.25	30.96	(30.29)	62.00
07990 Bad Debt Expense	.00	208.33	208.33	.00	1,249.98	1,249.98	2,500.00
<b>General &amp; Administrative</b>	<b>2,894.39</b>	<b>5,239.81</b>	<b>2,345.42</b>	<b>38,234.84</b>	<b>31,438.86</b>	<b>(6,795.98)</b>	<b>62,878.00</b>
<b>Site Improvement</b>							
08510 Landscaping	5,063.00	2,083.33	(2,979.67)	5,063.00	12,499.98	7,436.98	25,000.00
08520 Trees Trimming	17,280.00	1,500.00	(15,780.00)	18,655.00	9,000.00	(9,655.00)	18,000.00
08530 Hurricane Expense	.00	416.66	416.66	.00	2,499.96	2,499.96	5,000.00
<b>Site Improvement</b>	<b>22,343.00</b>	<b>3,999.99</b>	<b>(18,343.01)</b>	<b>23,718.00</b>	<b>23,999.94</b>	<b>281.94</b>	<b>48,000.00</b>
<b>Utilities</b>							
08910 Electricity	474.62	500.00	25.38	3,042.40	3,000.00	(42.40)	6,000.00
08930 Water & Sewer	131.49	83.33	(48.16)	888.17	499.98	(388.19)	1,000.00
08990 Guardhouse Telephone	557.82	266.66	(291.16)	1,767.89	1,599.96	(167.93)	3,200.00
<b>Utilities</b>	<b>1,163.93</b>	<b>849.99</b>	<b>(313.94)</b>	<b>5,698.46</b>	<b>5,099.94</b>	<b>(598.52)</b>	<b>10,200.00</b>
<b>Maintenance</b>							
09005 Repairs & Maintenance	.00	2,083.33	2,083.33	19,578.29	12,499.98	(7,078.31)	25,000.00
<b>Maintenance</b>	<b>.00</b>	<b>2,083.33</b>	<b>2,083.33</b>	<b>19,578.29</b>	<b>12,499.98</b>	<b>(7,078.31)</b>	<b>25,000.00</b>
<b>Contract Services</b>							
09610 Lawn Service	2,400.00	2,500.00	100.00	14,400.00	15,000.00	600.00	30,000.00
09645 Irrigation Repair	525.00	458.33	(66.67)	2,295.00	2,749.98	454.98	5,500.00
09650 Security Guard Service	20,565.39	16,975.00	(3,590.39)	109,191.64	101,850.00	(7,341.64)	203,700.00
09656 Gate Repair	190.27	483.33	293.06	20,275.31	2,899.98	(17,375.33)	5,800.00
09665 Fountain Maintenance	.00	583.33	583.33	.00	3,499.98	3,499.98	7,000.00
09750 Pest Control - Lawn	561.60	333.33	(228.27)	1,684.80	1,999.98	315.18	4,000.00
09850 Janitorial Services	493.00	666.66	173.66	1,822.00	3,999.96	2,177.96	8,000.00

**WOODSIDE H.O.A.**  
**Income/Expense Statement**  
**Period: 06/01/25 to 06/30/25**

Description		Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
	Contract Services	24,735.26	21,999.98	(2,735.28)	149,668.75	131,999.88	(17,668.87)	264,000.00
<b>Reserves</b>								
09910	Reserves - Better & Improve	2,916.66	2,916.66	.00	17,499.96	17,499.96	.00	35,000.00
09915	Reserves - Pavement	5,229.34	5,229.33	(.01)	31,376.04	31,375.98	(.06)	62,752.00
	Reserves	8,146.00	8,145.99	(.01)	48,876.00	48,875.94	(.06)	97,752.00
<b>TOTAL EXPENSES</b>		59,282.58	42,319.09	(16,963.49)	285,774.34	253,914.54	(31,859.80)	507,830.00
<b>CURRENT YEAR NET INCOME/ (LOSS)</b>		(19,567.91)	.07	(19,567.98)	(44,421.67)	.42	(44,422.09)	.00