

Treasurer Report: Beachwalk financials YTD August 2022

Reserves:	end of 2021	Aug-22	
Checking Account	\$ 20,522.00	\$ 40,226.30	
General Reserves	\$ 45,806.00	\$ 38,515.98	
Stormwater Reserves	\$ 38,221.00	\$ 15,452.64	* see comments 700 below
	\$ 104,549.00	\$ 94,194.92	

	Aug-22	2022 Actual YTD	Budget 2022	Act vs Budget YTD	of Budget
Income	\$ 9,453.82	\$ 95,805.99	\$ 147,325.00	\$ 9,866.41	46%
Expenses	\$ 10,620.73	\$ 111,585.08	\$ 143,625.00	\$ (27,803.83)	61%
NET INCOME (LOSS)	\$ (1,166.91)	\$ (15,779.09)			

Expense Details	Aug-22	2022 Actual YTD	Budget 2022	Act vs Budget YTD	of Budget
300 Management Fees	\$ 750.00	\$ 6,000.00	\$ 9,000.00	\$ -	58%
301 Flag Expense	\$ 146.18	\$ 146.18	\$ 300.00	\$ 53.82	0%
302 SWS Routine Maintenance	\$ 264.33	\$ 2,275.31	\$ 4,500.00	\$ 724.69	45%
303 Meeting Expense		\$ -	\$ -	\$ -	
304 Social	\$ 211.34	\$ 211.34	\$ 300.00	\$ (11.34)	0%
305 Other Expense	\$ (8,448.00)	\$ -	\$ 1,000.00	\$ 666.67	
306 Office Expense		\$ 561.92	\$ 1,200.00	\$ 238.08	47%
307 Pest Control	\$ 40.00	\$ 1,470.00	\$ 950.00	\$ (836.67)	151%
308 Club House Supplies		\$ -	\$ 250.00	\$ 166.67	0%
309 Telephone	\$ 63.00	\$ 567.94	\$ 800.00	\$ (34.61)	63%
310 Grounds Maintenance	\$ 7,317.54	\$ 51,222.78	\$ 87,800.00	\$ 7,310.55	50%
311 Club House/Cabana Cleaning		\$ 141.22	\$ 1,800.00	\$ 1,058.78	8%
312 Pool Services	\$ 1,494.00	\$ 5,976.00	\$ 8,300.00	\$ (442.67)	54%
313 Pool Chemicals & Supplies		\$ -	\$ -	\$ -	0%
314 Electricity	\$ 721.44	\$ 5,253.26	\$ 9,000.00	\$ 746.74	50%
315 Water, Sewer and Trash	\$ 430.99	\$ 2,079.52	\$ 3,500.00	\$ 253.81	47%
316 Bank Charges		\$ -	\$ 75.00	\$ 50.00	0%
317 Legal & Accounting	\$ 2,862.50	\$ 7,920.00	\$ 5,000.00	\$ (4,586.67)	101%
318 Insurance		\$ 7,752.55	\$ 6,000.00	\$ (3,752.55)	129%
319 Web Site		\$ 144.00	\$ 150.00	\$ (44.00)	96%
501 Pool and Foundation Repairs	\$ -	\$ -	\$ 700.00	\$ 466.67	61%
502 Common Area Maintenance	\$ 245.85	\$ 1,849.61	\$ 3,000.00	\$ 150.39	56%
TOTAL OPERATING EXPENSES	\$ 6,099.17	\$ 93,571.63	\$ 143,625.00	\$ 2,178.37	61%
4102 Special Assessment SWS		\$ -			
700 SWS Expenses	\$ -	\$ 24,112.62		\$ (24,112.62)	
TOTAL EXPENSES + SWS	\$ 6,099.17	\$ 117,684.25	\$ 143,625.00	\$ (21,934.25)	78%

Comments:

- 318 Insurance costs have gone up significantly, especially Wind & Hail
- 307 Pest control costs high in March due to 10 year termite bond costs
- 310 Grounds Maintenance - January costs paid Dec-22, so we will be under
- 305 \$8,438 due to compliance costs - were paid back to BW in August
- 700 This expense (\$24,112.62) is BW's share of total cost paid by TOKB to put a sleeve in SWS pipe will be charged to the SWS Reserves - to be adjusted in the June report.