

Terra Vista P.O.A., Inc.
Income Statement

Start: 01/01/2023 | End: 12/31/2023

Income

Account	Actual	Budget	Variance
06010 Maintenance Fee Revenue	\$3,332,636.62	\$3,578,935.00	(\$246,298.38)
06012 Internet & Cable Revenue	\$1,364,258.90	\$1,358,903.00	\$5,355.90
06020 RF Tag NR Annual Renewal Fees	\$45,448.00	\$45,000.00	\$448.00
06021 Waste Service Franchise Fee	\$41,805.00	\$42,432.00	(\$627.00)
06022 Utility Expense Rebilled	\$58,344.91	\$39,000.00	\$19,344.91
06023 Sale of RF Tags	\$20,000.00	\$45,000.00	(\$25,000.00)
06025 Developer Contribution	\$779,679.00	\$353,307.00	\$426,922.00
06026 Dev Contrib-Unplatted Lots	\$550.00	\$550.00	\$0.00
06200 Administrative Income	(\$650.00)	\$0.00	(\$650.00)
06300 Interest Income-Members	\$12,139.94	\$10,000.00	\$2,139.94
06305 Interest Income-Investments	\$51,636.98	\$34,300.00	\$17,336.98
06340 Late Fee Income	\$8,615.84	\$0.00	\$8,615.84
06999 Miscellaneous Income	(\$4,286.43)	\$0.00	(\$4,286.43)
Total	\$5,710,178.76	\$5,507,427.00	\$202,751.76

Expense

Account	Actual	Budget	Variance
07000 Community Assoc. Management	\$181,920.00	\$181,920.00	\$0.00
07005 Administrative Misc Exp.	\$26,000.04	\$26,000.00	(\$0.04)
07010 Legal Expense	\$26,010.00	\$26,010.00	\$0.00
07014 Bank Charges	\$3,447.84	\$3,000.00	(\$447.84)
07016 Bad Debt Expense	\$8,048.44	\$14,000.00	\$5,951.56
07103 Tax Preparation Expense	\$12,675.00	\$12,000.00	(\$675.00)
07105 Fees, Taxes and Licenses	\$61.25	\$61.00	(\$0.25)
07106 Federal Income Tax Expense	\$13,394.00	\$3,675.00	(\$9,719.00)
07130 Grounds Maintenance	\$3,396,907.00	\$3,239,352.00	(\$157,555.00)
07131 Supplemental Grounds Maint.	\$320.00	\$0.00	(\$320.00)
07140 Sealing/Striping	\$0.00	\$16,000.00	\$16,000.00
07141 Signage	\$16,210.68	\$6,000.00	(\$10,210.68)
07142 Pumps/fount maint minor repair	\$312.76	\$0.00	(\$312.76)
07160 Insurance Expense	\$22,231.01	\$25,000.00	\$2,768.99
07200 Internet & Cable Expense	\$1,389,338.62	\$1,358,903.00	(\$30,435.62)
07211 Reserves-Road	\$150,000.00	\$150,000.00	\$0.00
07225 Repairs & Maintenance	\$3,583.75	\$42,887.00	\$39,303.25
07229 Purchase of New Security Gates	\$14,087.40	\$0.00	(\$14,087.40)
07230 Repairs & Maintenance - Gates	\$6,295.57	\$16,000.00	\$9,704.43
07231 Gate House - Payroll	\$140,897.68	\$146,000.00	\$5,102.32
07232 Telephone-Gate House-Ottawa	\$887.69	\$4,440.00	\$3,552.31
07233 Electric - Various Gates	\$5,549.36	\$5,875.00	\$325.64
07234 Water - Gate House	\$756.97	\$550.00	(\$206.97)
07235 Internet - Various Gates	\$12,796.40	\$12,250.00	(\$546.40)
07236 RF Tag Purchase	\$12,477.00	\$30,000.00	\$17,523.00
07237 Security Enhancements	\$0.00	\$2,500.00	\$2,500.00
07238 Security Camera Maintenance	\$4,786.50	\$4,004.00	(\$782.50)
07306 Electric-Pumps,fount,light,irr	\$192,497.42	\$140,000.00	(\$52,497.42)
07308 Electric - Street Lights	\$11,803.55	\$17,000.00	\$5,196.45
07309 Electric - Main Entrance	\$19,153.93	\$24,000.00	\$4,846.07
Total	\$5,672,449.86	\$5,507,427.00	(\$165,022.86)

Net Income	\$37,728.90	\$0.00	\$37,728.90
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