

The Gardens at Heritage Green CAI

2025 Profit & Loss Budget vs Actual

May 2025

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06/12/25

Cash Basis

	May 25	Budget	\$ Over Budget	Jan - May 25	YTD Budget	\$ Over Budget	Annual Budget
Ordinary Income/Expense							
Income							
Late Fee Income	51.00	64.50	(13.50)	225.50	322.50	(97.00)	774.00
Member Monthly Assessment	31,325.00	30,315.00	1,010.00	161,620.00	151,575.00	10,045.00	363,780.00
Setup Fees	200.00	0.00	200.00	1,000.00	200.00	800.00	800.00
Total Income	31,576.00	30,379.50	1,196.50	162,845.50	152,097.50	10,748.00	365,354.00
Expense							
Bank Service Charges	359.49	375.00	(15.51)	1,818.09	1,875.00	(56.91)	4,500.00
Computer and Internet Expenses	96.79	92.17	4.62	470.09	460.85	9.24	1,106.04
Filing Fees	0.00	0.00	0.00	20.46	20.95	(0.49)	20.95
Garbage Service	1,584.00	1,584.00	0.00	7,920.00	7,920.00	0.00	19,008.00
Insurance Expense	9,323.51	7,503.80	1,819.71	45,573.55	37,519.00	8,054.55	90,045.60
Irrigation	2,845.00	333.33	2,511.67	3,525.00	1,666.66	1,858.34	4,000.00
Landscaping and Groundskeeping							
Tree & Bushes	0.00	541.67	(541.67)	0.00	2,708.34	(2,708.34)	6,500.00
Tru Green	1,552.50	1,500.00	52.50	4,657.50	7,500.00	(2,842.50)	18,000.00
Landscaping and Groundskeeping - Other	4,936.80	5,878.13	(941.33)	25,087.20	29,390.66	(4,303.46)	70,537.60
Total Landscaping and Groundskeeping	6,489.30	7,919.80	(1,430.50)	29,744.70	39,599.00	(9,854.30)	95,037.60
Misc Expenses	0.00			0.00			
Office Supplies	456.18			537.47			
Pest Control							
Other	0.00	269.00	(269.00)	1,106.00	1,345.00	(239.00)	3,228.00
Termite	0.00	0.00	0.00	0.00	645.00	(645.00)	645.00
Pest Control - Other	604.00	581.00	23.00	3,020.00	2,905.00	115.00	6,972.00
Total Pest Control	604.00	850.00	(246.00)	4,126.00	4,895.00	(769.00)	10,845.00
Postage and Delivery	36.40	6.00	30.40	1,443.06	30.00	1,413.06	72.00
Professional Fees							
Federal Taxes	0.00	0.00	0.00	0.00	500.00	(500.00)	500.00
Legal Fees	0.00	50.00	(50.00)	0.00	250.00	(250.00)	600.00
Total Professional Fees	0.00	50.00	(50.00)	0.00	750.00	(750.00)	1,100.00
Property Management Fees	1,500.00	1,500.00	0.00	7,500.00	7,500.00	0.00	18,000.00
Repairs and Maintenance							
Concrete Repairs	0.00	416.67	(416.67)	0.00	2,083.34	(2,083.34)	5,000.00
Repairs and Maintenance - Other	2,114.85	2,000.00	114.85	12,823.16	10,000.00	2,823.16	24,000.00
Total Repairs and Maintenance	2,114.85	2,416.67	(301.82)	12,823.16	12,083.34	739.82	29,000.00
Security Cameras	0.00	227.98	(227.98)	0.00	1,139.89	(1,139.89)	2,735.75
Utilities							
Electric	178.85	190.00	(11.15)	990.53	950.00	40.53	2,280.00
Water - Other							
Private Fire Protection	0.00	0.00	0.00	3,029.79	2,978.84	50.95	5,957.68
Water - Other - Other	338.29	936.04	(597.75)	1,727.15	4,680.21	(2,953.06)	11,232.50
Total Water - Other	338.29	936.04	(597.75)	4,756.94	7,659.05	(2,902.11)	17,190.18
Total Utilities	517.14	1,126.04	(608.90)	5,747.47	8,609.05	(2,861.58)	19,470.18
Total Expense	25,926.66	23,984.79	1,941.87	121,249.05	124,068.74	(2,819.69)	294,941.12
Net Ordinary Income	5,649.34	6,394.71	(745.37)	41,596.45	28,028.76	13,567.69	70,412.88
Other Income/Expense							
Other Income							
Interest Income	7.60	12.50	(4.90)	31.16	62.50	(31.34)	150.00
Total Other Income	7.60	12.50	(4.90)	31.16	62.50	(31.34)	150.00
Other Expense							
Reserve Expenses							
Reserve Expense - New Roof	0.00	4,600.00	(4,600.00)	0.00	23,000.00	(23,000.00)	55,200.00
Reserve Expenses-Painting	0.00	1,350.00	(1,350.00)	580.00	6,750.00	(6,170.00)	16,200.00
Reserve Expenses - Other	2,417.42			14,200.63			
Total Reserve Expenses	2,417.42	5,950.00	(3,532.58)	14,780.63	29,750.00	(14,969.37)	71,400.00
Total Other Expense	2,417.42	5,950.00	(3,532.58)	14,780.63	29,750.00	(14,969.37)	71,400.00
Net Other Income	(2,409.82)	(5,937.50)	3,527.68	(14,749.47)	(29,687.50)	14,938.03	(71,250.00)
Net Income	3,239.52	457.21	2,782.31	26,846.98	(1,658.74)	28,505.72	(837.12)