

# Peachtree Lane Improvement

Income/Expense Statement  
 Period: 08/01/25 to 08/31/25

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
<b>**INCOME**</b>								
04100	HOMEOWNER MAINTENANCE	11,865.00	10,540.00	1,325.00	84,573.00	84,320.00	253.00	126,480.00
04106	Insurance Premium	.00	.00	.00	266.00	.00	266.00	.00
04112	OPERATING INTEREST	2.79	.00	2.79	17.48	.00	17.48	.00
04120	LATE FEES	.00	.00	.00	90.00	.00	90.00	.00
04166	REIMBURSEMENT INCOME	.00	.00	.00	(21.77)	.00	(21.77)	.00
	<b>TOTAL INCOME</b>	<b>11,867.79</b>	<b>10,540.00</b>	<b>1,327.79</b>	<b>84,924.71</b>	<b>84,320.00</b>	<b>604.71</b>	<b>126,480.00</b>
 <b>**EXPENSES**</b>								
MAINTENANCE/REPAIR LABOR								
05015	BACKFLOW TESTING	.00	20.83	20.83	.00	166.64	166.64	250.00
05070	LANDSCAPE EXTRAS	.00	303.33	303.33	36.00	2,426.64	2,390.64	3,640.00
05130	ELECTRICAL REPAIR	325.00	41.67	(283.33)	325.00	333.36	8.36	500.00
05160	EXTERMINATING	157.00	208.33	51.33	1,903.00	1,666.64	(236.36)	2,500.00
05219	COMMON AREA MAINT	.00	166.67	166.67	3,352.48	1,333.36	(2,019.12)	2,000.00
05225	LANDSCAPING	1,650.00	1,565.00	(85.00)	12,975.00	12,520.00	(455.00)	18,780.00
05320	PLUMBING REPAIR	.00	.00	.00	2,450.00	.00	(2,450.00)	.00
05330	POOL MAINTENANCE	735.02	583.33	(151.69)	5,349.60	4,666.64	(682.96)	7,000.00
05335	POOL REPAIRS	.00	83.33	83.33	.00	666.64	666.64	1,000.00
05380	ROOF REPAIR	.00	.00	.00	32,160.00	.00	(32,160.00)	.00
05490	TREE MAINT/REMOVAL	550.00	157.75	(392.25)	1,150.00	1,262.00	112.00	1,893.00
05510	WEED CONTROL	.00	83.33	83.33	.00	666.64	666.64	1,000.00
	<b>TOTAL MAINTENANCE &amp; LABOR</b>	<b>3,417.02</b>	<b>3,213.57</b>	<b>(203.45)</b>	<b>59,701.08</b>	<b>25,708.56</b>	<b>(33,992.52)</b>	<b>38,563.00</b>
SUPPLIES								
06060	FERTILIZER	.00	.00	.00	54.00	.00	(54.00)	.00
06123	IRRIGATION	.00	208.33	208.33	864.46	1,666.64	802.18	2,500.00
06140	POOL /SPA / CHEM SUPPLIES	.00	.00	.00	810.28	.00	(810.28)	.00
06150	Postage and Mailings	82.00	125.00	43.00	617.49	1,000.00	382.51	1,500.00
06151	Meeting Minutes	.00	25.00	25.00	.00	200.00	200.00	300.00
	<b>TOTAL SUPPLIES</b>	<b>82.00</b>	<b>358.33</b>	<b>276.33</b>	<b>2,346.23</b>	<b>2,866.64</b>	<b>520.41</b>	<b>4,300.00</b>
UTILITIES								
07015	ELECTRICAL	.00	833.33	833.33	5,161.83	6,666.64	1,504.81	10,000.00
07045	GAS / PROPANE	87.65	225.00	137.35	1,607.21	1,800.00	192.79	2,700.00
07105	CABLE TV	1,919.85	1,839.00	(80.85)	14,929.42	14,712.00	(217.42)	22,068.00
07125	WATER/SEWER	1,309.97	666.67	(643.30)	6,537.20	5,333.36	(1,203.84)	8,000.00
	<b>TOTAL UTILITIES</b>	<b>3,317.47</b>	<b>3,564.00</b>	<b>246.53</b>	<b>28,235.66</b>	<b>28,512.00</b>	<b>276.34</b>	<b>42,768.00</b>

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Period: 08/01/25 to 08/31/25

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
INSURANCE								
07260	ASSOC INSURANCE MASTER POLI	.00	833.33	833.33	8,793.40	6,666.64	(2,126.76)	10,000.00
	TOTAL INSURANCE	.00	833.33	833.33	8,793.40	6,666.64	(2,126.76)	10,000.00
GENERAL								
08005	CPA	.00	62.50	62.50	295.00	500.00	205.00	750.00
08006	WEBSITE	.00	61.08	61.08	200.00	488.64	288.64	733.00
08010	TAXES	.00	4.17	4.17	428.43	33.36	(395.07)	50.00
08030	ANNUAL MEETING	.00	.00	.00	216.40	.00	(216.40)	.00
08040	BANK CHARGES	10.00	.83	(9.17)	10.00	6.64	(3.36)	10.00
08200	LEGAL SERVICES	208.00	41.67	(166.33)	3,900.00	333.36	(3,566.64)	500.00
08250	MANAGEMENT FEES	650.00	650.00	.00	5,200.00	5,200.00	.00	7,800.00
08330	PERMITS & LICENSE	.00	41.25	41.25	495.00	330.00	(165.00)	495.00
08450	STATEMENT FEES	.00	.00	.00	12.46	.00	(12.46)	.00
	TOTAL GENERAL	868.00	861.50	(6.50)	10,757.29	6,892.00	(3,865.29)	10,338.00
TRANSFER TO RESERVES								
09150	RESERVE ALLOCATION	.00	1,709.25	1,709.25	(79,684.01)	13,674.00	93,358.01	20,511.00
	TOTAL TRANSFER TO RESERVES	.00	1,709.25	1,709.25	(79,684.01)	13,674.00	93,358.01	20,511.00
RESERVE EXPENSES								
	TOTAL RESERVE EXPENSES	.00	.00	.00	.00	.00	.00	.00
	TOTAL EXPENSES	7,684.49	10,539.98	2,855.49	30,149.65	84,319.84	54,170.19	126,480.00
	Current Year Net Income/(loss)	4,183.30	.02	4,183.28	54,775.06	.16	54,774.90	.00
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