

Emerald Valley West PUD Homeowner's Association
Profit & Loss Comparison
For the period 3/1/2012 through 2/28/2013

Revenue	Actual for 12 mos ending 2/28/2013	Budgeted for 12 mos ending 2/28/2013	Over (Under) Budget
Homeowner Dues	88,014.00	89,280.00	(1,266.00)
Interest/Finance Charge Income	730.75	400.00	330.75
TOTAL REVENUE	88,744.75	89,680.00	(935.25)
Expenses			
Ground Maintenance	35,099.04	35,000.00	99.04
Ponds	2,320.00	2,100.00	220.00
Other Maintenance			
Tennis Courts	991.00	1,500.00	(509.00)
Pond Treatments	-	1,000.00	(1,000.00)
Pest Control	2,560.00	2,400.00	160.00
Bark/Landscaping	-	2,500.00	(2,500.00)
Other Repairs	3,998.62	6,700.00	(2,701.38)
General Meeting/Board	-	805.00	(805.00)
Insurance	3,561.00	4,600.00	(1,039.00)
Professional Fees:			
Accounting	4,160.00	4,500.00	(340.00)
Legal	112.50	5,000.00	(4,887.50)
Other (Newsletter)	540.00	1,200.00	(660.00)
Postage/Office Expense	2,057.60	2,000.00	57.60
Taxes-Income	252.00	150.00	102.00
Uncollectible Dues	58.00	-	58.00
Utilities-City of Creswell	385.60	385.00	0.60
Utilities-EPUD	8,185.29	7,800.00	385.29
Miscellaneous	77.16	1,000.00	(922.84)
TOTAL EXPENSES	64,357.81	78,640.00	(14,282.19)
GROSS RESERVE (DEFICIT)	24,386.94	11,040.00	13,346.94
Replacement Reserves			
Street Light	1,200.00	1,200.00	
Pumps	3,720.00	3,720.00	
Aerators	1,180.00	1,180.00	
Water Change (Ponds)	1,700.00	1,700.00	
Landscape	2,500.00	2,500.00	
Sprinklers	740.00	740.00	
TOTAL RESERVES	11,040.00	11,040.00	
CASH RESERVE (STILL NEEDED)**	13,346.94	-	

**This number will continue to change as the gross reserve increases or decreases.

Prepared by Black Morgan Accounting