

## Monthly P&L-Budget

Properties: Wind Meadows Corporation - ADMIN - 6939 Mariner Dr. Racine, WI 53406

As of: Dec 2023

Additional Account Types: None

GL Account Map: None - use master chart of accounts

Level of Detail: Detail View

Account Number	Account Name	MTD Actual	MTD Budget	MTD \$ Var.	YTD Actual	YTD Budget	YTD \$ Var.	Annual Budget
<b>Income</b>								
8201	Admin Allocation - PSA 1	2,517.34	2,517.33	0.01	30,208.08	30,208.00	0.08	30,208.00
8202	Admin Allocation - PSA2	1,073.59	1,073.58	0.01	12,883.08	12,883.00	0.08	12,883.00
8203	Admin Allocation - PSA 3	777.34	777.33	0.01	9,328.08	9,328.00	0.08	9,328.00
8204	Admin Allocation - PSA 4	4,109.50	4,109.50	0.00	49,314.00	49,314.00	0.00	49,314.00
8205	Admin Allocation - PSA 5	222.00	222.00	0.00	2,664.00	2,664.00	0.00	2,664.00
8206	Admin Allocation - PSA 6	1,036.50	1,036.50	0.00	12,438.00	12,438.00	0.00	12,438.00
8207	Admin Allocation - PSA 7	1,369.84	1,369.83	0.01	16,438.08	16,438.00	0.08	16,438.00
8208	Admin Allocation - PSA 8	592.25	592.25	0.00	7,107.00	7,107.00	0.00	7,107.00
8300	Late Fees	350.00	0.00	350.00	1,700.00	0.00	1,700.00	0.00
8400	Interest Income	3.92	0.00	3.92	64.07	0.00	64.07	0.00
8405	Miscellaneous Income	0.00	0.00	0.00	1,000.00	0.00	1,000.00	0.00
<b>Total Operating Income</b>		<b>12,052.28</b>	<b>11,698.32</b>	<b>353.96</b>	<b>143,144.39</b>	<b>140,380.00</b>	<b>2,764.39</b>	<b>140,380.00</b>
<b>Expense</b>								
<b>9000</b>	<b>LC/CA EXPENSES</b>							
9009	LC/CA - Utilities	0.00	0.00	0.00	21.34	0.00	-21.34	0.00
<b>Total LC/CA EXPENSES</b>		<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>21.34</b>	<b>0.00</b>	<b>-21.34</b>	<b>0.00</b>
<b>9100</b>	<b>ADMIN EXPENSES</b>							
9105	Admin Utilities	168.19	183.33	15.14	2,708.02	2,200.00	-508.02	2,200.00
9115	Street Light - Electricity	212.67	216.66	3.99	1,816.77	2,600.00	783.23	2,600.00
9120	Street Light - Supplies	0.00	266.66	266.66	544.00	3,200.00	2,656.00	3,200.00
9125	Professional Services	-693.70	833.33	1,527.03	40,347.66	10,000.00	-30,347.66	10,000.00
9130	Insurance - Directors Liability	0.00	25.00	25.00	211.00	300.00	89.00	300.00
9140	Professional Management	9,931.21	10,173.33	242.12	120,908.66	122,080.00	1,171.34	122,080.00
<b>Total ADMIN EXPENSES</b>		<b>9,618.37</b>	<b>11,698.31</b>	<b>2,079.94</b>	<b>166,536.11</b>	<b>140,380.00</b>	<b>-26,156.11</b>	<b>140,380.00</b>
<b>Total Operating Expense</b>		<b>9,618.37</b>	<b>11,698.31</b>	<b>2,079.94</b>	<b>166,557.45</b>	<b>140,380.00</b>	<b>-26,177.45</b>	<b>140,380.00</b>
Total Operating Income		12,052.28	11,698.32	353.96	143,144.39	140,380.00	2,764.39	140,380.00
Total Operating Expense		9,618.37	11,698.31	2,079.94	166,557.45	140,380.00	-26,177.45	140,380.00
<b>NOI - Net Operating Income</b>		<b>2,433.91</b>	<b>0.01</b>	<b>2,433.90</b>	<b>-23,413.06</b>	<b>0.00</b>	<b>-23,413.06</b>	<b>0.00</b>
Total Income		12,052.28	11,698.32	353.96	143,144.39	140,380.00	2,764.39	140,380.00
Total Expense		9,618.37	11,698.31	2,079.94	166,557.45	140,380.00	-26,177.45	140,380.00
<b>Net Income</b>		<b>2,433.91</b>	<b>0.01</b>	<b>2,433.90</b>	<b>-23,413.06</b>	<b>0.00</b>	<b>-23,413.06</b>	<b>0.00</b>

## Monthly Balance Sheet

**Properties:** Wind Meadows Corporation - ADMIN - 6939 Mariner Dr. Racine, WI 53406

**As of:** 12/31/2023

**GL Account Map:** None - use master chart of accounts

**Level of Detail:** Detail View

**Include Zero Balance GL Accounts:** No

Account Number	Account Name	Balance
<b>ASSETS</b>		
<b>Cash</b>		
1020	Cash - Checking	-31.29
<b>Total Cash</b>		<b>-31.29</b>
TOTAL ASSETS		<b>-31.29</b>
<b>LIABILITIES &amp; CAPITAL</b>		
<b>Liabilities</b>		
<b>Total Liabilities</b>		<b>0.00</b>
<b>Capital</b>		
9999-5	Retained Earnings	22,551.48
	Calculated Retained Earnings	-23,413.06
	Calculated Prior Years Retained Earnings	830.29
<b>Total Capital</b>		<b>-31.29</b>
TOTAL LIABILITIES & CAPITAL		<b>-31.29</b>

## Monthly P&L-Budget

Properties: Wind Meadows Corporation - LC - 6939 Mariner Dr. Racine, WI 53406

As of: Dec 2023

Additional Account Types: None

GL Account Map: None - use master chart of accounts

Level of Detail: Detail View

Account Number	Account Name	MTD Actual	MTD Budget	MTD \$ Var.	YTD Actual	YTD Budget	YTD \$ Var.	Annual Budget
<b>Income</b>								
8101	LC/CA Allocation - PSA 1	3,659.17	3,659.16	0.01	43,910.04	43,910.00	0.04	43,910.00
8102	LC/CA Allocation - PSA 2	1,565.92	1,565.91	0.01	18,791.04	18,791.00	0.04	18,791.00
8103	LC/CA Allocation - PSA 3	1,123.34	1,123.33	0.01	13,480.08	13,480.00	0.08	13,480.00
8104	LC/CA Allocation - PSA 4	5,973.84	5,973.83	0.01	71,686.08	71,686.00	0.08	71,686.00
8105	LC/CA Allocation - PSA 5	323.42	323.41	0.01	3,881.04	3,881.00	0.04	3,881.00
8106	LC/CA Allocation - PSA 6	1,514.84	1,514.83	0.01	18,178.08	18,178.00	0.08	18,178.00
8107	LC/CA Allocation - PSA 7	1,991.34	1,991.33	0.01	23,896.08	23,896.00	0.08	23,896.00
8108	LC/CA Allocation - PSA 8	868.00	868.00	0.00	10,416.00	10,416.00	0.00	10,416.00
8320	Guest Fees - Tennis Courts	0.00	0.00	0.00	786.00	0.00	786.00	0.00
8330	Guest Fees - Pool	0.00	0.00	0.00	2,677.37	2,116.00	561.37	2,116.00
8335	Cleaning Fees	0.00	333.33	-333.33	4,915.00	4,000.00	915.00	4,000.00
8350	Capital Contribution Transfer Fee	600.00	0.00	600.00	6,000.00	0.00	6,000.00	0.00
8360	Special Limited Memberships	0.00	0.00	0.00	3,240.00	0.00	3,240.00	0.00
8365	Ice Cream Sales Income	0.00	0.00	0.00	828.00	0.00	828.00	0.00
8370	Social Clubs Income	0.00	0.00	0.00	185.00	0.00	185.00	0.00
8405	Miscellaneous Income	0.00	0.00	0.00	120.00	0.00	120.00	0.00
8410	Miscellaneous / Events	0.00	0.00	0.00	150.00	0.00	150.00	0.00
8600	Capital Reserves Interest Income	61.80	0.00	61.80	507.32	0.00	507.32	0.00
8605	Interest Income - Tree Fund - Johnson	0.00	0.00	0.00	2.85	0.00	2.85	0.00
<b>Total Operating Income</b>		<b>17,681.67</b>	<b>17,353.13</b>	<b>328.54</b>	<b>223,649.98</b>	<b>210,354.00</b>	<b>13,295.98</b>	<b>210,354.00</b>
<b>Expense</b>								
<b>9000</b>	<b>LC/CA EXPENSES</b>							
9003	TC - Supplies & Utilities	0.00	0.00	0.00	719.88	1,400.00	680.12	1,400.00
9006	TC - Repair & Maintenance	0.00	0.00	0.00	1,465.50	1,300.00	-165.50	1,300.00
9009	LC/CA - Utilities	167.57	500.00	332.43	3,661.97	6,000.00	2,338.03	6,000.00
9010	LC/CA - Water & Sewer	0.00	0.00	0.00	4,622.62	3,900.00	-722.62	3,900.00
9012	LC/CA - Supplies	0.00	0.00	0.00	1,897.09	1,400.00	-497.09	1,400.00
9015	LC/CA - Repair & Maintenance	1,979.14	0.00	-1,979.14	6,884.64	6,200.00	-684.64	6,200.00
9021	Pool - Guard & Staff	0.00	0.00	0.00	40,840.50	48,510.00	7,669.50	48,510.00
9024	Pool - Supplies & Utilities	0.00	0.00	0.00	9,855.24	10,000.00	144.76	10,000.00
9027	Pool- Repairs & Maintenance	0.00	0.00	0.00	19,886.70	14,000.00	-5,886.70	14,000.00
9030	Prof. Mgmt. - Pool Manager	0.00	0.00	0.00	3,342.00	3,389.00	47.00	3,389.00
9033	Cleaning - Parties	630.00	216.66	-413.34	3,360.00	2,600.00	-760.00	2,600.00
9036	Cleaning - General	100.00	66.66	-33.34	665.00	800.00	135.00	800.00
9039	Security Expense - LC/CA	0.00	0.00	0.00	430.24	400.00	-30.24	400.00
9042	Real Estate Taxes	0.00	0.00	0.00	5,513.32	5,600.00	86.68	5,600.00
9048	Grounds Maint - General - CA	0.00	0.00	0.00	8,799.38	8,000.00	-799.38	8,000.00
9051	Grounds Maint - Contract - CA	0.00	0.00	0.00	45,609.12	45,785.00	175.88	45,785.00

## Monthly P&L-Budget

Account Number	Account Name	MTD Actual	MTD Budget	MTD \$ Var.	YTD Actual	YTD Budget	YTD \$ Var.	Annual Budget
9054	Snow Removal - LC	0.00	2,919.00	2,919.00	11,120.00	14,595.00	3,475.00	14,595.00
9057	Insurance - LC/CA	695.77	691.66	-4.11	8,224.74	8,300.00	75.26	8,300.00
9060	Miscellaneous Expense	0.00	97.91	97.91	1,155.03	1,175.00	19.97	1,175.00
<b>Total LC/CA EXPENSES</b>		<b>3,572.48</b>	<b>4,491.89</b>	<b>919.41</b>	<b>178,052.97</b>	<b>183,354.00</b>	<b>5,301.03</b>	<b>183,354.00</b>
<b>9400 TRANSFER TO RESERVES</b>								
9410	Capital Allocation	2,250.00	2,250.00	0.00	27,000.00	27,000.00	0.00	27,000.00
<b>Total TRANSFER TO RESERVES</b>		<b>2,250.00</b>	<b>2,250.00</b>	<b>0.00</b>	<b>27,000.00</b>	<b>27,000.00</b>	<b>0.00</b>	<b>27,000.00</b>
<b>Total Operating Expense</b>		<b>5,822.48</b>	<b>6,741.89</b>	<b>919.41</b>	<b>205,052.97</b>	<b>210,354.00</b>	<b>5,301.03</b>	<b>210,354.00</b>
Total Operating Income		17,681.67	17,353.13	328.54	223,649.98	210,354.00	13,295.98	210,354.00
Total Operating Expense		5,822.48	6,741.89	919.41	205,052.97	210,354.00	5,301.03	210,354.00
<b>NOI - Net Operating Income</b>		<b>11,859.19</b>	<b>10,611.24</b>	<b>1,247.95</b>	<b>18,597.01</b>	<b>0.00</b>	<b>18,597.01</b>	<b>0.00</b>
<b>Other Income</b>								
8590	Special Assessment Income - LC	290.00	0.00	290.00	90,190.00	0.00	90,190.00	0.00
8770	Transfer from Capital Reserve	9,310.00	0.00	9,310.00	31,200.00	0.00	31,200.00	0.00
8775	Transfer from Special Assess Reserve	90,190.00	0.00	90,190.00	90,190.00	0.00	90,190.00	0.00
<b>Total Other Income</b>		<b>99,790.00</b>	<b>0.00</b>	<b>99,790.00</b>	<b>211,580.00</b>	<b>0.00</b>	<b>211,580.00</b>	<b>0.00</b>
<b>Other Expense</b>								
9075	Transfer Special Assess to Reserves	290.00	0.00	-290.00	90,190.00	0.00	-90,190.00	0.00
9275	Capital Expense	99,500.00	0.00	-99,500.00	121,390.00	0.00	-121,390.00	0.00
<b>Total Other Expense</b>		<b>99,790.00</b>	<b>0.00</b>	<b>-99,790.00</b>	<b>211,580.00</b>	<b>0.00</b>	<b>-211,580.00</b>	<b>0.00</b>
<b>Net Other Income</b>		<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
Total Income		117,471.67	17,353.13	100,118.54	435,229.98	210,354.00	224,875.98	210,354.00
Total Expense		105,612.48	6,741.89	-98,870.59	416,632.97	210,354.00	-206,278.97	210,354.00
<b>Net Income</b>		<b>11,859.19</b>	<b>10,611.24</b>	<b>1,247.95</b>	<b>18,597.01</b>	<b>0.00</b>	<b>18,597.01</b>	<b>0.00</b>

## Monthly Balance Sheet

Properties: Wind Meadows Corporation - LC - 6939 Mariner Dr. Racine, WI 53406

As of: 12/31/2023

GL Account Map: None - use master chart of accounts

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Number	Account Name	Balance
<b>ASSETS</b>		
<b>Cash</b>		
1020	Cash - Checking	51,754.75
<b>CASH - CONTINGENCY</b>		
1860	Cash - Contingency - LC	1,605.60
<b>Total CASH - CONTINGENCY</b>		<b>1,605.60</b>
<b>CASH - RESERVES</b>		
1990	Capital Reserves - LC	40,520.26
1991	Cash Reserves - Tennis Courts - LC	34,690.00
1992	Cash Reserves - Tree Fund - LC	2,535.40
1993	Cash Reserves - LL Improvements - LC	10,000.00
1994	Cash Reserves - Transfer Fees - LC	15,600.00
1996	Cash Reserves - Bench Donations - LC	23.70
1997	Cash Reserves - Ice Cream _ LC	2,178.71
1998	Cash Reserves - Special Limited Memberships - LC	4,966.36
1999	Cash Reserves - LC Improvement Donations - LC	100.00
<b>Total CASH - RESERVES</b>		<b>110,614.43</b>
<b>Total Cash</b>		<b>163,974.78</b>
<b>TOTAL ASSETS</b>		<b>163,974.78</b>
<b>LIABILITIES &amp; CAPITAL</b>		
<b>Liabilities</b>		
<b>Total Liabilities</b>		<b>0.00</b>
<b>Capital</b>		
3100	Transfer to/from Savings	-4,200.00
9999-5	Retained Earnings	154,119.63
	Calculated Retained Earnings	18,597.01
	Calculated Prior Years Retained Earnings	-4,541.86
<b>Total Capital</b>		<b>163,974.78</b>
<b>TOTAL LIABILITIES &amp; CAPITAL</b>		<b>163,974.78</b>