

Monthly P&L-Budget

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

As of: Feb 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 |
|-----------------------------------|-----------------------------------|------------------|------------------|-----------------|------------------|------------------|------------------|-------------------|
| Income | | | | | | | | |
| 8101 | LC/CA Allocation - PSA 1 | 3,659.17 | 3,659.17 | 0.00 | 7,318.34 | 7,318.34 | 0.00 | 43,910.00 |
| 8102 | LC/CA Allocation - PSA 2 | 1,565.92 | 1,565.92 | 0.00 | 3,131.84 | 3,131.84 | 0.00 | 18,791.00 |
| 8103 | LC/CA Allocation - PSA 3 | 1,123.34 | 1,123.34 | 0.00 | 2,246.68 | 2,246.68 | 0.00 | 13,480.00 |
| 8104 | LC/CA Allocation - PSA 4 | 5,973.84 | 5,973.84 | 0.00 | 11,947.68 | 11,947.68 | 0.00 | 71,686.00 |
| 8105 | LC/CA Allocation - PSA 5 | 323.42 | 323.42 | 0.00 | 646.84 | 646.84 | 0.00 | 3,881.00 |
| 8106 | LC/CA Allocation - PSA 6 | 1,514.84 | 1,514.84 | 0.00 | 3,029.68 | 3,029.68 | 0.00 | 18,178.00 |
| 8107 | LC/CA Allocation - PSA 7 | 1,991.34 | 1,991.34 | 0.00 | 3,982.68 | 3,982.68 | 0.00 | 23,896.00 |
| 8108 | LC/CA Allocation - PSA 8 | 868.00 | 868.00 | 0.00 | 1,736.00 | 1,736.00 | 0.00 | 10,416.00 |
| 8330 | Guest Fees - Pool | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 2,116.00 |
| 8335 | Cleaning Fees | 135.00 | 333.34 | -198.34 | 1,140.00 | 666.68 | 473.32 | 4,000.00 |
| 8350 | Capital Contribution Transfer Fee | 1,200.00 | 0.00 | 1,200.00 | 1,200.00 | 0.00 | 1,200.00 | 0.00 |
| 8370 | Social Clubs Income | 0.00 | 0.00 | 0.00 | 75.00 | 0.00 | 75.00 | 0.00 |
| 8600 | Capital Reserves Interest Income | 27.67 | 0.00 | 27.67 | 57.84 | 0.00 | 57.84 | 0.00 |
| Total Operating Income | | 18,382.54 | 17,353.21 | 1,029.33 | 36,512.58 | 34,706.42 | 1,806.16 | 210,354.00 |
| Expense | | | | | | | | |
| 9000 | LC/CA EXPENSES | | | | | | | |
| 9003 | TC - Supplies & Utilities | 20.65 | 0.00 | -20.65 | 42.53 | 0.00 | -42.53 | 1,400.00 |
| 9006 | TC - Repair & Maintenance | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 1,300.00 |
| 9009 | LC/CA - Utilities | 399.59 | 500.00 | 100.41 | 877.01 | 1,000.00 | 122.99 | 6,000.00 |
| 9010 | LC/CA - Water & Sewer | 0.00 | 0.00 | 0.00 | 984.07 | 975.00 | -9.07 | 3,900.00 |
| 9012 | LC/CA - Supplies | 303.50 | 0.00 | -303.50 | 324.50 | 0.00 | -324.50 | 1,400.00 |
| 9015 | LC/CA - Repair & Maintenance | 303.50 | 0.00 | -303.50 | 350.64 | 0.00 | -350.64 | 6,200.00 |
| 9021 | Pool - Guard & Staff | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 48,510.00 |
| 9024 | Pool - Supplies & Utilities | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 10,000.00 |
| 9027 | Pool- Repairs & Maintenance | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 14,000.00 |
| 9030 | Prof. Mgmt. - Pool Manager | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 3,389.00 |
| 9033 | Cleaning - Parties | 0.00 | 216.67 | 216.67 | 280.00 | 433.34 | 153.34 | 2,600.00 |
| 9036 | Cleaning - General | 0.00 | 66.67 | 66.67 | 0.00 | 133.34 | 133.34 | 800.00 |
| 9039 | Security Expense - LC/CA | 309.75 | 0.00 | -309.75 | 309.75 | 0.00 | -309.75 | 400.00 |
| 9042 | Real Estate Taxes | 0.00 | 0.00 | 0.00 | 5,511.39 | 5,600.00 | 88.61 | 5,600.00 |
| 9048 | Grounds Maint - General - CA | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 8,000.00 |
| 9051 | Grounds Maint - Contract - CA | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 45,785.00 |
| 9054 | Snow Removal - LC | 2,780.00 | 2,919.00 | 139.00 | 8,340.00 | 5,838.00 | -2,502.00 | 14,595.00 |
| 9057 | Insurance - LC/CA | 664.75 | 691.67 | 26.92 | 1,329.50 | 1,383.34 | 53.84 | 8,300.00 |
| 9060 | Miscellaneous Expense | 0.00 | 97.92 | 97.92 | 0.00 | 195.84 | 195.84 | 1,175.00 |
| Total LC/CA EXPENSES | | 4,781.74 | 4,491.93 | -289.81 | 18,349.39 | 15,558.86 | -2,790.53 | 183,354.00 |
| 9400 | TRANSFER TO RESERVES | | | | | | | |
| 9410 | Capital Allocation | 2,250.00 | 2,250.00 | 0.00 | 4,500.00 | 4,500.00 | 0.00 | 27,000.00 |
| Total TRANSFER TO RESERVES | | 2,250.00 | 2,250.00 | 0.00 | 4,500.00 | 4,500.00 | 0.00 | 27,000.00 |

Monthly P&L-Budget

| Account Number | Account Name | MTD Actual | MTD Budget | MTD \$ Var. | YTD Actual | YTD Budget | YTD \$ Var. | Annual Budget |
|----------------|-----------------------------------|------------------|------------------|---------------|------------------|------------------|----------------|---------------|
| | Total Operating Expense | 7,031.74 | 6,741.93 | -289.81 | 22,849.39 | 20,058.86 | -2,790.53 | 210,354.00 |
| | Total Operating Income | 18,382.54 | 17,353.21 | 1,029.33 | 36,512.58 | 34,706.42 | 1,806.16 | 210,354.00 |
| | Total Operating Expense | 7,031.74 | 6,741.93 | -289.81 | 22,849.39 | 20,058.86 | -2,790.53 | 210,354.00 |
| | NOI - Net Operating Income | 11,350.80 | 10,611.28 | 739.52 | 13,663.19 | 14,647.56 | -984.37 | 0.00 |
| | Total Income | 18,382.54 | 17,353.21 | 1,029.33 | 36,512.58 | 34,706.42 | 1,806.16 | 210,354.00 |
| | Total Expense | 7,031.74 | 6,741.93 | -289.81 | 22,849.39 | 20,058.86 | -2,790.53 | 210,354.00 |
| | Net Income | 11,350.80 | 10,611.28 | 739.52 | 13,663.19 | 14,647.56 | -984.37 | 0.00 |

Monthly Balance Sheet

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

As of: 02/28/2023

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 |
|--|--|-------------------|
| ASSETS | | |
| Cash | | |
| 1020 | Cash - Checking | 60,799.33 |
| CASH - CONTINGENCY | | |
| 1860 | Cash - Contingency - LC | 1,605.60 |
| Total CASH - CONTINGENCY | | 1,605.60 |
| CASH - RESERVES | | |
| 1990 | Capital Reserves - LC | 35,510.78 |
| 1991 | Cash Reserves - Tennis Courts - LC | 44,000.00 |
| 1992 | Cash Reserves - Tree Fund - LC | 2,532.55 |
| 1993 | Cash Reserves - LL Improvements - LC | 10,000.00 |
| 1994 | Cash Reserves - Transfer Fees - LC | 10,800.00 |
| 1996 | Cash Reserves - Bench Donations - LC | 23.70 |
| 1997 | Cash Reserves - Ice Cream _ LC | 642.64 |
| 1998 | Cash Reserves - Special Limited Memberships - LC | 1,726.36 |
| 1999 | Cash Reserves - LC Improvement Donations - LC | 100.00 |
| Total CASH - RESERVES | | 105,336.03 |
| Total Cash | | 167,740.96 |
| TOTAL ASSETS | | 167,740.96 |
| LIABILITIES & CAPITAL | | |
| Liabilities | | |
| Total Liabilities | | 0.00 |
| Capital | | |
| 3100 | Transfer to/from Savings | 4,500.00 |
| 9999-5 | Retained Earnings | 154,119.63 |
| | Calculated Retained Earnings | 13,663.19 |
| | Calculated Prior Years Retained Earnings | -4,541.86 |
| Total Capital | | 167,740.96 |
| TOTAL LIABILITIES & CAPITAL | | 167,740.96 |

Monthly P&L-Budget

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

As of: Feb 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 |
|-----------------------------------|---------------------------------|-------------------|------------------|-------------------|-------------------|------------------|-------------------|-------------------|
| Income | | | | | | | | |
| 8201 | Admin Allocation - PSA 1 | 2,517.34 | 2,517.34 | 0.00 | 5,034.68 | 5,034.68 | 0.00 | 30,208.00 |
| 8202 | Admin Allocation - PSA2 | 1,073.59 | 1,073.59 | 0.00 | 2,147.18 | 2,147.18 | 0.00 | 12,883.00 |
| 8203 | Admin Allocation - PSA 3 | 777.34 | 777.34 | 0.00 | 1,554.68 | 1,554.68 | 0.00 | 9,328.00 |
| 8204 | Admin Allocation - PSA 4 | 4,109.50 | 4,109.50 | 0.00 | 8,219.00 | 8,219.00 | 0.00 | 49,314.00 |
| 8205 | Admin Allocation - PSA 5 | 222.00 | 222.00 | 0.00 | 444.00 | 444.00 | 0.00 | 2,664.00 |
| 8206 | Admin Allocation - PSA 6 | 1,036.50 | 1,036.50 | 0.00 | 2,073.00 | 2,073.00 | 0.00 | 12,438.00 |
| 8207 | Admin Allocation - PSA 7 | 1,369.84 | 1,369.84 | 0.00 | 2,739.68 | 2,739.68 | 0.00 | 16,438.00 |
| 8208 | Admin Allocation - PSA 8 | 592.25 | 592.25 | 0.00 | 1,184.50 | 1,184.50 | 0.00 | 7,107.00 |
| 8300 | Late Fees | 150.00 | 0.00 | 150.00 | 200.00 | 0.00 | 200.00 | 0.00 |
| 8400 | Interest Income | 5.33 | 0.00 | 5.33 | 11.22 | 0.00 | 11.22 | 0.00 |
| Total Operating Income | | 11,853.69 | 11,698.36 | 155.33 | 23,607.94 | 23,396.72 | 211.22 | 140,380.00 |
| Expense | | | | | | | | |
| 9100 ADMIN EXPENSES | | | | | | | | |
| 9105 | Admin Utilities | 146.28 | 183.34 | 37.06 | 496.01 | 366.68 | -129.33 | 2,200.00 |
| 9115 | Street Light - Electricity | 158.63 | 216.67 | 58.04 | 320.15 | 433.34 | 113.19 | 2,600.00 |
| 9120 | Street Light - Supplies | 0.00 | 266.67 | 266.67 | 64.00 | 533.34 | 469.34 | 3,200.00 |
| 9125 | Professional Services | 15,799.00 | 833.34 | -14,965.66 | 18,188.46 | 1,666.68 | -16,521.78 | 10,000.00 |
| 9130 | Insurance - Directors Liability | 0.00 | 25.00 | 25.00 | 0.00 | 50.00 | 50.00 | 300.00 |
| 9140 | Professional Management | 9,927.53 | 10,173.34 | 245.81 | 19,913.27 | 20,346.68 | 433.41 | 122,080.00 |
| Total ADMIN EXPENSES | | 26,031.44 | 11,698.36 | -14,333.08 | 38,981.89 | 23,396.72 | -15,585.17 | 140,380.00 |
| Total Operating Expense | | 26,031.44 | 11,698.36 | -14,333.08 | 38,981.89 | 23,396.72 | -15,585.17 | 140,380.00 |
| Total Operating Income | | 11,853.69 | 11,698.36 | 155.33 | 23,607.94 | 23,396.72 | 211.22 | 140,380.00 |
| Total Operating Expense | | 26,031.44 | 11,698.36 | -14,333.08 | 38,981.89 | 23,396.72 | -15,585.17 | 140,380.00 |
| NOI - Net Operating Income | | -14,177.75 | 0.00 | -14,177.75 | -15,373.95 | 0.00 | -15,373.95 | 0.00 |
| Total Income | | | | | | | | |
| Total Income | | 11,853.69 | 11,698.36 | 155.33 | 23,607.94 | 23,396.72 | 211.22 | 140,380.00 |
| Total Expense | | | | | | | | |
| Total Expense | | 26,031.44 | 11,698.36 | -14,333.08 | 38,981.89 | 23,396.72 | -15,585.17 | 140,380.00 |
| Net Income | | -14,177.75 | 0.00 | -14,177.75 | -15,373.95 | 0.00 | -15,373.95 | 0.00 |

Monthly Balance Sheet

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

As of: 02/28/2023

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 |
|--|--|-----------------|
| ASSETS | | |
| Cash | | |
| 1020 | Cash - Checking | 8,007.82 |
| Total Cash | | 8,007.82 |
| TOTAL ASSETS | | 8,007.82 |
| LIABILITIES & CAPITAL | | |
| Liabilities | | |
| Total Liabilities | | 0.00 |
| Capital | | |
| 9999-5 | Retained Earnings | 22,551.48 |
| | Calculated Retained Earnings | -15,373.95 |
| | Calculated Prior Years Retained Earnings | 830.29 |
| Total Capital | | 8,007.82 |
| TOTAL LIABILITIES & CAPITAL | | 8,007.82 |