

Twin Rivers Property Owners Association Profit & Loss Budget Overview

July 2023 through June 2024

Jul '23 - Jun 24

Income	
4000 · Annual POA Dues	272,000.00
4020 · Special Assessment	288,000.00
4025 · Interest Income	15,000.00
Total Income	575,000.00
Expense	
6020 · Insurance Expense	4,500.00
6030 · Legal & Accounting	3,000.00
6040 · Management Fee	30,000.00
6045 · Property Service Fee	8,000.00
6050 · Office Expense	1,000.00
6060 · Postage Expense	1,200.00
6070 · Printing & Media Expense	1,530.00
6090 · Provision for Income Taxes	3,100.00
6095 · R&M - Community Sustainment	
6095.01 · General Maintenance Labor	126,290.00
6095.03 · Equipment Expense	7,200.00
6095.04 · Equipment Storage	4,980.00
Total 6095 · R&M - Community Sustainment	138,470.00
6100 · R&M - Bridge Maintenance	500.00
6110 · R&M - Gate Maintenance	3,000.00
6120 · R&M - Landscaping Materials	10,000.00
6130 · R&M - Road Materials	2,000.00
6140 · R&M - Snow Removal	10,000.00
6150 · R&M - Fish Food	8,500.00
6160 · R&M - Trail Materials	1,000.00
6170 · R&M - Special Projects	
6170.01 · Security Project	2,400.00
6170.02 · Landscaping Project	2,200.00
6170.03 · Trail Improvement Project	4,000.00
6170.04 · American Flag Project	1,400.00
Total 6170 · R&M - Special Projects	10,000.00
6190 · Utilities	4,200.00
6210 · Reserve Fund - Road Paving	328,000.00
6220 · Reserve Fund - Strategic Improv.	0.00
6240 · Reserve Fund - Stream Improv.	7,000.00
Total Expense	575,000.00
Net Ordinary Income	0.00
Other Income/Expense	
Other Income	
8010 · Fishing Club Donations	50,000.00
Total Other Income	50,000.00
Other Expense	
8500 · Fishing Club Expenses	
8500.02 · Fish Stocking	18,000.00
8500.03 · Office Expense	500.00
8500.07 · Weekend Patrolling	9,000.00
8500.09 · Reserve - Stream Improvements	22,500.00
Total 8500 · Fishing Club Expenses	50,000.00
Total Other Expense	50,000.00
Net Other Income	0.00
Net Income	0.00