

MONTEGO BAY HOMEOWNERS' ASSOCIATION, INC.
BUDGET COMPARISON REPORT

February through DECEMBER 2023				
	Activity	February	Year to Date	Budget
	INCOME			
4000	Carry Over Income from 2021	\$0.00	\$27,159.05	\$6,000.00
4010	Assessment Inc. pd for23 (HOA DUES)	\$9,089.75	\$49,779.96	\$0.00
4010	Assessment Inc. pd in2022 (HOA DUES)	\$0.00	\$30,953.75	\$93,730.00
4010	Assessment inc. pd in 2021 (HOA Dues)	\$0.00	\$0.00	\$0.00
4010	Interest on Hoa Dues	\$129.89	\$129.89	\$0.00
4145	Contingency Funds	\$0.00	\$22,778.38	\$22,778.38
4146	Estoppel Income	\$500.00	\$700.00	\$0.00
4150	Legal Collections Recovery	\$0.00	\$0.00	\$0.00
4155	Pool Keys	\$0.00	\$0.00	\$0.00
	Credit Card Rewards	\$0.00	\$0.00	\$0.00
	Misc Deposit	\$0.00	\$7,355.87	\$0.00
TOTAL	INCOME	\$9,719.64	\$138,856.90	\$116,536.11
	EXPENSES			
Administrative				
	BAD DEBT			
5560	Bad Dept: (uncollected HOA Fees)	\$0.00	\$0.00	\$500.00
5570	Refunds:			
	Estoppel	\$200.00	\$200.00	\$0.00
		\$0.00		\$0.00
	TOTAL REFUNDS	\$200.00	\$200.00	\$0.00
	ADMINISTRATIVE EXPENSES			
5740	Legal Fees	\$0.00	\$550.00	\$600.00
4070	Bank Fees	\$150.00	\$295.00	\$1,500.00
5820	Postage	\$0.00	\$0.00	\$500.00
5840	CPA (tax prep)	\$0.00	\$0.00	\$500.00

5999	Miscellaneous/Office Supplies	\$0.00	\$188.93	\$1,500.00
	TOTAL ADMINSTRATIVE	\$150.00	\$1,033.93	\$4,600.00
Contingency				
9999	Contingency	\$0.00	\$0.00	\$25,325.00
	LANDSCAPING EXPENSES			
6025	Common area contract maintenance	\$2,750.00	\$5,500.00	\$30,000.00
6682	Tree trimming & Debris removal	\$0.00	\$0.00	\$1,000.00
6685	Entrance Planting (2X per yr)	\$0.00	\$0.00	\$500.00
	TOTAL LANDSCAPING EXPENSES	\$2,750.00	\$5,500.00	\$31,500.00
	MAINTENANCE AND REPAIR			
6620	Janitorial and Cabana Service	\$400.00	\$800.00	\$4,500.00
6680	Common Area Maintenance or Repairs	\$13,440.00	\$13,440.00	\$2,000.00
8200	General Improvements	\$0.00	\$0.00	\$2,000.00
	TOTAL MAINTENANCE & REPAIR	\$13,840.00	\$14,240.00	\$8,500.00
	POOL EXPENSES			
6930	Pool Service	\$820.00	\$1,530.00	\$8,500.00
6960	Pool Permit	\$0.00	\$0.00	\$400.00
6980	Pool Maintenance & Repair	\$0.00	\$0.00	\$1,500.00
6990	Pond Maintenance	\$0.00	\$155.00	\$700.00
	TOTAL POOL & Pond EXPENSES	\$820.00	\$1,685.00	\$11,100.00
	INSURANCES EXPENSES			
7310	Property & Casualty Insurance	\$0.00	\$0.00	\$10,500.00
	Terrorism Endorsement	\$0.00	\$0.00	\$0.00
7315	Board Member Bonding	\$0.00	\$70.00	\$0.00
	TOTAL INSURANCES EXPENSES	\$0.00	\$70.00	\$10,500.00
	TECHNOLOGY EXPENSES			
5570	Security Camera Maintenance	\$0.00	\$818.57	\$500.00
5910	Website Development & Maintenance	\$0.00	\$0.00	\$1,000.00
5930	Verizon Cell Service	\$69.92	\$139.84	\$900.00
5940	Spectrum Sec Internet for Cameras	\$129.28	\$258.56	\$1,650.00
	TOTAL TECHNOLOGY	\$199.20	\$1,216.97	\$4,050.00

	UTILITY EXPENSES			
7010	Electric	\$903.75	\$1,795.92	\$9,000.00
7120	Water	\$72.88	\$115.52	\$3,000.00
	TOTAL UTILITIES	\$976.63	\$1,911.44	\$12,000.00
GRAND TOTAL of EXPENSES		\$18,935.83	\$25,857.34	\$108,075.00