

Walker Lake Shores Landowners Association LAKE-ROAD-MEMBER: Budget vs Actual as of September 30, 2022

													%				
			BUDGET	TOTAL as of 9-30-22	LAKE	ROAD	MEMBER	W. SHORE	CAP IMP	LAKE	ROAD	MEMBER	W SHORE	CAP IMP	TOTAL		
65000	Operations																
65001	Miscellaneous Expense				\$ -	\$ -	\$ -			70.0%		30.0%			100%		
65010	Books, Subscriptions, Reference		\$475.00	\$ 422.00	\$ 295.40	\$ -	\$ 126.60			70.0%		30.0%			100%		
65020	Postage, Mailing Service		\$1,000.00	\$ 617.07	\$ 617.07	\$ -	\$ -			100.0%					100%		
65030	Printing and Copying		\$500.00		\$ -	\$ -	\$ -			70.0%		30.0%					
65035	Software		\$600.00	\$ 224.45	\$ 157.12	\$ -	\$ 67.34			70.0%		30.0%					
65040	Supplies		\$300.00	\$ 170.08	\$ 119.06	\$ -	\$ 51.02			70.0%		30.0%			100%		
65045	Office		\$2,300.00	\$ 3,182.03	\$ 2,227.42	\$ -	\$ 954.61			70.0%		30.0%			100%		
65050	Telephone, Telecommunications		\$1,407.00	\$ 1,047.96	\$ 733.57	\$ -	\$ 314.39			70.0%		30.0%			100%		
65060	Social				\$ -	\$ -	\$ -			100.0%					100%		
	65060a	Program Committee	\$1,000.00	\$ 1,037.27	\$ -	\$ -	\$ 1,037.27					100.0%			100%		
	65060b	Nominating Committee			\$ -	\$ -	\$ -					100.0%			100%		
	65060	Social - Other			\$ -	\$ -	\$ -			100.0%					100%		
	Total 65060 - Social		\$1,000.00	\$ 1,037.27	\$ -	\$ -	\$ 1,037.27	\$ -	\$ -								
65070	Utilities		\$5,000.00	\$ 4,946.32	\$ 3,462.42	\$ -	\$ 1,483.90			70.0%		30.0%			100%		
65075	Trash Removal				\$ -	\$ -	\$ -			70.0%		30.0%			100%		
	65075a	Clubhouse Beach Trash Removal	\$80.00	\$45.00	\$ 31.50	\$ -	\$ 13.50			70.0%		30.0%			100%		
	65075b	West Shore Beach Trash Removal	\$80.00	\$45.00				\$ 45.00					100%		100%		
	65075c	Tennis Court Trash Removal	\$80.00	\$45.00	\$ -	\$ -	\$ 45.00					100.0%			100%		
	65075d	Beach & Grounds Trash Removal	\$80.00	\$45.00	\$ 45.00	\$ -	\$ -			100.0%					100%		
	65075	Trash Removal - Other	\$560.00	\$260.00	\$ 182.00	\$ -	\$ 78.00	\$ -	\$ -	70.0%		30.0%			100%		
	Total 65075 - Trash Removal		\$880.00	\$440.00	\$258.50	\$0.00	\$136.50	\$45.00	\$0.00								
65080	Security		\$500.00	\$ 431.51	\$ 302.06	\$ -	\$ 129.45			70.0%		30.0%			100%		
	65081	Security Patrols	\$20,000.00	\$ 22,628.21	\$ 22,628.21	\$ -	\$ -			100.0%					100%		
65085	Repairs (Office)		\$5,127.50	³	\$ -	\$ -	\$ -			70.0%		30.0%			100%		
65090	Bank Service Charges		\$200.00	\$ 221.50	\$ 10.50	\$ 206.50	\$ 4.50										
	65091	Merchant Account Fees		\$ -	\$ -	\$ -	\$ -			45.1%	48.2%	6.7%			100%		
	65090	Bank Service Charges		\$ -	\$ -	\$ -	\$ -			45.1%	48.2%	6.7%			100%		
	65300	Road			\$ -	\$ 603.39	\$ -				100.0%				100%		
		65310	Snow Plowing	\$35,000.00	\$ 23,332.00	\$ -	\$ 23,332.00	\$ -				100.0%			100%		
		65312	Snow Plowing Materials	\$8,500.00	\$ 9,461.63	\$ -	\$ 9,461.63	\$ -				100.0%			100%		
		65321	Road Repair	\$90,420.00	\$ 22,787.50	\$ -	\$ 22,787.50	\$ -				100.0%			100%		
		65350	Culverts & Drainage	\$5,000.00		\$ -	\$ -	\$ -				100.0%			100%		
		65300															
	Total 65300 - Road		\$141,920.00	\$ 56,184.52	\$ -	\$ 56,184.52	\$ -										
65390	Equipment			\$ 826.79	\$ 578.75	\$ -	\$ 248.04			70.0%		30.0%			100%		
	65400	Lake Expense			\$ -	\$ -	\$ -			100.0%					100%		
		65410	Lake Consultant	\$16,800.00	\$ 17,700.00	\$ 17,700.00	\$ -	\$ -		100.0%					100%		
		65420	Water Testing		\$ -	\$ -	\$ -										
		65420a	Clubhouse Beach Water Testing	\$500.00	\$ 895.00	\$ 626.50	\$ 268.50			70.0%		30.0%			100%		
		65420b	West Shore Beach Water Testing	\$500.00	\$ 895.00			\$ 895.00	\$ -				100%		100%		
	Total 65400 Water Testing		\$1,000.00	\$ 1,790.00	\$ 626.50	\$ -	\$ 268.50	\$ 895.00	\$ -								
		65440	Lake Stocking		\$ 4,021.64	\$ 4,021.64	\$ -	\$ -		100.0%					100%		
		65450	Misc Lake Expense		\$ -	\$ -	\$ -			100.0%					100%		
		65430	Drainage		\$ -	\$ -	\$ -			100.0%					100%		
		65480	Dam	\$76,500.00	\$ 3,970.50	\$ 3,970.50	\$ -	\$ -		100.0%					100%		
	Total 65400 - Lake Expense		\$94,300.00	\$ 27,482.14	\$ 26,318.64	\$ -	\$ 268.50	\$ 895.00									
65500	Beach & Common Grounds				\$ -	\$ -	\$ -			100.0%					100%		
		65500a	Clubhouse Beach Expenses	\$3,801.00	\$ 2,954.09	\$ 2,067.86	\$ 886.23			70.0%		30.0%			100%		
		65500b	West Shore Beach Expenses	\$3,249.00	\$ 1,172.04			\$ 1,172.04					100%		100%		
		65500c	Tennis Court	\$750.00	\$ 625.13		\$ 625.13					100.0%			100%		
		65500	Beach & Grounds - Other	\$15,541.00	\$ 2,993.49	\$ 2,993.49	\$ -	\$ -		100.0%					100%		
	Total 65500 - Beach & Grounds		\$23,341.00	\$ 7,744.75	\$ 5,061.35	\$ -	\$ 1,511.36	\$ 1,172.04	\$ -								

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			BUDGET	TOTAL as of 9-30-22	LAKE	ROAD	MEMBER	W. SHORE	CAP IMP	%					
										LAKE	ROAD	MEMBER	W SHORE	CAP IMP	TOTAL
65600	Clubhouse Expense		\$15,400.00	\$ 2,500.31 ⁴	\$ 1,750.22	\$ -	\$ 750.09			70.0%		30.0%			100%
Total 65000 - Operations			\$314,250.50	\$ 130,106.91	\$ 64,520.29	\$ 56,391.02	\$ 7,083.56	\$ 2,112.04	\$ -	130106.91					
65002	Interest Expense														
	Road Interest		\$1,200.00	\$ 970.58	\$ -	\$ 970.58	\$ -				100.0%				100%
	Capital Improvement Interest				\$ -	\$ -	\$ -		\$ -					100%	100%
	Lake Interest				\$ -	\$ -	\$ -			100.0%					100%
	Interest Expense - Other				\$ -	\$ -	\$ -			45.1%	48.2%	6.7%			100%
	Total 65002 Interest Expense		\$1,200.00	\$ 970.58	\$ -	\$ 970.58	\$ -		\$ -	970.58					
65100	Other Types of Expenses														
	60300	Taxes	\$0.00		\$ -	\$ -	\$ -			45.1%	48.2%	6.7%			100%
													Clubhouse beach, D&O, Group accident + 30% property	W Shore direct premium only	
	65120	Insurance - Liability, D & O	\$14,500.00	\$ 15,292.00	\$ 10,082.34		\$ 5,054.33	\$ 155.33		all other premium					100%
	65121	State Workers Insurance Fund	\$877.00	\$ 776.00	\$ 543.20	\$ -	\$ 232.80			70.0%				30.0%	100%
	65160	Other Costs	\$100.00		\$ -	\$ -	\$ -			70.0%				30.0%	100%
	65100	Other Types of Expenses - Other			\$ -	\$ -	\$ -			70.0%				30.0%	100%
	Total 65100 - Other Types of Expenses		\$15,477.00	\$ 16,068.00	\$ 10,625.54	\$ -	\$ 5,287.13	\$ 155.33							
66000	Payroll Expenses		\$18,750.00	\$ 15,990.30	\$ 11,193.21	\$ -	\$ 4,797.09			70.0%				30.0%	100%
	66100	Payroll Software Subscription	\$486.56		\$ -	\$ -	\$ -			70.0%				30.0%	100%
	66000	Payroll Expenses - Other			\$ -	\$ -	\$ -			70.0%				30.0%	100%
Total 6600 - Payroll Expenses			\$19,236.56	\$ 15,990.30	\$ 11,193.21	\$ -	\$ 4,797.09			70.0%				30.0%	100%
68300	Travel and Meetings														
	68310	Conference, Convention, Meeting													
	68320	Travel													
70000	Capital Improvement		\$16,000.00			\$ -	\$ -		\$ -					100%	100%
99998	69800	Uncategorized Expenses			\$ -	\$ -	\$ -			45.1%	48.2%	6.7%			100%
TOTAL EXPENSES			\$387,921.56	\$ 177,111.07	\$ 100,314.32	\$ 57,361.60	\$ 17,167.78	\$ 2,267.37	\$ -	177111.07					
NET INCOME BEFORE INTER-FUND TRANSFER			(\$75,152.21)	\$ 131,671.79	\$ 31,699.47	\$ 82,887.71	\$ 4,672.71	\$ 1,342.36	\$ 11,069.54	131671.79					
2021 Surplus/Deficit, carried over to 2022 operations (BOD authorized 2-19-22)				\$ 2,856.29		\$ 3,336.36	\$ (480.07)			\$2,856.29					
INTER-FUND TRANSFERS:															
	Draw from Road Reserve (for '22 operations)		\$3,739.50												
	Draw from Building Reserve for Office roof (per '22 budget)		\$18,500.00	\$ 845.00	\$ 591.50		\$ 253.50								
	\$1000/year Reserve contribution for tennis court contribution to Building Reserve; 70:30 Lake:Member		(\$1,000.00)	\$ (1,000.00)	\$ (3,054.94)		\$ (1,309.26)								
	Lake Reserve (draw \$75K for pipr repair per '22 budget)		\$75,000.00 ⁵												
	Lake Reserve ('22 budgeted contribution \$16,819.66)		(\$16,819.66)												
	Draw from Capital Improvement Fund toward Phase II Salt Shed Replacement		\$5,995.00												
LOAN PRINCIPAL PAID: Commercial ("Road") Loan Principal			(\$5,898.43)	\$ (4,897.97)		\$ (4,897.97)									
NET INCOME / (LOSS)			\$0.00 ⁶	\$125,110.91	\$29,236.03	\$ 81,326.10	\$2,136.88	\$1,342.36	\$11,069.54	125110.91					
KEY: ¹ Total of each assessment type divided by total assessment income						\$ 11,660.00	2 @ snow plowing								
² Budgeted amounts for Interest Accounts 45010, 45030 & 45035 combined.						4,250	salt & anti-skid								
³ Office Repairs: \$4900 Roof + \$62.50 AC Service + \$165 Honey Dipper						12,000	gravel road washouts & pothole patching								
⁴ Clubhouse Repairs: \$13,600 Roof + \$1,800 misc.						2,500	cut back vegetation								
⁵ \$75,000 from Lake reserves budgeted for the pipe repair in the 2022 budget.						\$ 6,256.36	3,336.36 from 2021 deposited in spring + 2,920 additional to reserve for emergency fund (to total \$10,000)								
⁶ Net Deficit for Operating Account/General Checking						36,666.36	81,326.10 - 36,666.36 = 44,659.74								