

Verona Reserve Community Association, Inc.

Statement of Revenues and Expenses 3/1/2025 - 3/31/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
40000 - General Assessment	31,343.00	31,342.50	.50	94,029.00	94,027.50	1.50	376,110.00
40005 - Single Family- Assessment	513.25	513.25	-	1,539.75	1,539.75	-	6,159.00
40010 - Villa Benefit Assessment	15,064.58	15,064.58	-	45,193.74	45,193.74	-	180,775.00
40100 - Reserve - Common Area	4,437.50	4,437.50	-	13,312.50	13,312.50	-	53,250.00
40200 - Reserve - Villa	6,166.67	6,166.67	-	18,500.01	18,500.01	-	74,000.00
43010 - Jacaranda Commons Income	-	-	-	7,068.91	-	7,068.91	-
43099 - Resale Capital Contribution	995.00	-	995.00	2,985.00	-	2,985.00	-
44005 - Late Fees	100.00	-	100.00	325.00	-	325.00	-
44010 - Owner Interest	17.96	-	17.96	54.11	-	54.11	-
44055 - Gate Key Cards	88.00	-	88.00	308.00	-	308.00	-
44070 - Interest - Cash Accounts	3.10	-	3.10	10.36	-	10.36	-
44071 - Interest - Villa Insurance Deductible	68.63	-	68.63	189.26	-	189.26	-
44085 - Legal Fee Reimbursement	198.28	-	198.28	198.28	-	198.28	-
Total Income	58,995.97	57,524.50	1,471.47	183,713.92	172,573.50	11,140.42	690,294.00
Total Income	58,995.97	57,524.50	1,471.47	183,713.92	172,573.50	11,140.42	690,294.00

Operating Expense

Administrative							
51075 - CPA-Audit-Tax	491.67	491.67	-	983.34	1,475.01	491.67	5,900.00
51080 - Legal Fees	345.00	250.00	(95.00)	1,497.00	750.00	(747.00)	3,000.00
51085 - Annual Report	81.25	-	(81.25)	81.25	-	(81.25)	100.00
51100 - Management Service Contract	2,083.33	2,083.33	-	6,249.99	6,249.99	-	25,000.00
51115 - Office Supplies/Other Exp.	1,197.63	566.67	(630.96)	2,876.37	1,700.01	(1,176.36)	6,800.00
51150 - Website & Technology	81.50	41.67	(39.83)	140.00	125.01	(14.99)	500.00
51160 - Reserve Study	-	100.00	100.00	-	300.00	300.00	1,200.00
Total Administrative	4,280.38	3,533.34	(747.04)	11,827.95	10,600.02	(1,227.93)	42,500.00

Amenity/Pool Areas							
52020 - Social Events	-	83.33	83.33	57.74	249.99	192.25	1,000.00
52025 - Cabana Maintenance - Contract	296.70	340.00	43.30	890.10	1,020.00	129.90	4,080.00
52045 - Dog Park Maintenance	261.04	150.00	(111.04)	347.64	450.00	102.36	1,800.00
52175 - Pool Permits	-	-	-	-	-	-	200.00
52190 - Pool Repairs & Maintenance	-	416.67	416.67	249.25	1,250.01	1,000.76	5,000.00
52195 - Pool Maintenance -Contract	550.00	575.00	25.00	1,650.00	1,725.00	75.00	6,900.00
52200 - Amenity / Pool Supplies	104.70	83.33	(21.37)	104.70	249.99	145.29	1,000.00
Total Amenity/Pool Areas	1,212.44	1,648.33	435.89	3,299.43	4,944.99	1,645.56	19,980.00

Common Area							
53015 - Building Repair & Maintenance	950.00	750.00	(200.00)	950.00	2,250.00	1,300.00	9,000.00
53115 - Exterminating - Commons	-	45.83	45.83	147.00	137.49	(9.51)	550.00
53155 - Entry Repair & Maintenance	537.25	208.33	(328.92)	1,362.25	624.99	(737.26)	2,500.00

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	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
53160 - Walls and Fences	-	200.00	200.00	2,392.60	600.00	(1,792.60)	2,400.00
Total Common Area	1,487.25	1,204.16	(283.09)	4,851.85	3,612.48	(1,239.37)	14,450.00
Gate							
54000 - Gate - Contract	295.00	295.00	-	885.00	885.00	-	3,540.00
54015 - Gate Telephones	549.87	433.33	(116.54)	1,649.38	1,299.99	(349.39)	5,200.00
54025 - Gate Transmitters/Clickers	-	41.67	41.67	-	125.01	125.01	500.00
54030 - Gate Repair	380.00	616.67	236.67	(1,295.00)	1,850.01	3,145.01	7,400.00
Total Gate	1,224.87	1,386.67	161.80	1,239.38	4,160.01	2,920.63	16,640.00
Insurance							
55025 - General, Property & Liability	2,349.70	2,750.00	400.30	9,398.80	8,250.00	(1,148.80)	33,000.00
Total Insurance	2,349.70	2,750.00	400.30	9,398.80	8,250.00	(1,148.80)	33,000.00
Landscape							
56000 - Landscape - Contract	14,667.94	14,883.33	215.39	44,003.82	44,649.99	646.17	178,600.00
56020 - Irrigation - Contract	-	240.83	240.83	-	722.49	722.49	2,890.00
56025 - Irrigation - R&M	1,458.23	1,083.33	(374.90)	3,164.05	3,249.99	85.94	13,000.00
56035 - Landscape Replace & Maint.	1,200.00	2,166.67	966.67	1,800.00	6,500.01	4,700.01	26,000.00
56040 - Ponds/Wetlands/Water	949.45	983.33	33.88	2,848.27	2,949.99	101.72	11,800.00
Total Landscape	18,275.62	19,357.49	1,081.87	51,816.14	58,072.47	6,256.33	232,290.00
Utilities							
57010 - Electricity	1,421.49	1,270.83	(150.66)	4,619.67	3,812.49	(807.18)	15,250.00
57100 - Water and Wastewater	142.46	166.67	24.21	418.93	500.01	81.08	2,000.00
Total Utilities	1,563.95	1,437.50	(126.45)	5,038.60	4,312.50	(726.10)	17,250.00
Other							
53245 - Hurricane Expenses	9,435.00	-	(9,435.00)	13,093.92	-	(13,093.92)	-
Total Other	9,435.00	-	(9,435.00)	13,093.92	-	(13,093.92)	-
Single Family Lots							
80220 - Mulch/Tree Trimming - SF	-	513.25	513.25	-	1,539.75	1,539.75	6,159.00
Total Single Family Lots	-	513.25	513.25	-	1,539.75	1,539.75	6,159.00
Villa Lots							
81100 - Property Insurance - Villas	10,885.46	11,216.67	331.21	43,541.84	33,650.01	(9,891.83)	134,600.00
81200 - Insurance Deductible - Villas	1,650.00	1,650.00	-	4,950.00	4,950.00	-	19,800.00
81400 - Building Repair & Maint. - Villas	1,700.00	956.25	(743.75)	1,700.00	2,868.75	1,168.75	11,475.00
81500 - Exterminating - Villas	-	1,241.67	1,241.67	4,023.00	3,725.01	(297.99)	14,900.00
Total Villa Lots	14,235.46	15,064.59	829.13	54,214.84	45,193.77	(9,021.07)	180,775.00
Reserve Expense							
92100 - Common Area Reserves	4,437.50	4,437.50	-	13,312.50	13,312.50	-	53,250.00
92400 - Villa Reserves	6,166.67	6,166.67	-	18,500.01	18,500.01	-	74,000.00
Total Reserve Expense	10,604.17	10,604.17	-	31,812.51	31,812.51	-	127,250.00

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Operating Expense							
Total Expense	64,668.84	57,499.50	(7,169.34)	186,593.42	172,498.50	(14,094.92)	690,294.00
Operating Net Total	(5,672.87)	25.00	(5,697.87)	(2,879.50)	75.00	(2,954.50)	-
Net Total	(5,672.87)	25.00	(5,697.87)	(2,879.50)	75.00	(2,954.50)	-