Watermark Projected Cash Flow - 2024 (With Actual Income and Expense Through December)

ACCT NO.	REVENUES	January	February	March	April	May	June	July	August	September	October	November	December	Annual Total	Memo: Annual Budget	Under/Over	
	Beginning Cash Register Balance	**$ 128,807.75**	**$ 247,584.70**	**$ 233,519.02**	**$ 230,160.22**	**$ 230,860.34**	**$ 167,170.27**	**$ 156,034.43**	**$ 149,283.68**	**$ 180,152.40**	**$ 280,596.58**	**$ 311,688.00**	**$ 316,010.61**				
	Ordinary Income/Expense																
	Ordinary Income																
601	Maintenance Fee Income	$ 182,000.00	$ 9,800.00	$ 9,800.00	$ 9,800.00	$ 9,800.00	$ 9,800.00	$ 9,800.00	$ 9,800.00	$ 9,800.00	$ 9,800.00	$ 9,800.00	$ 9,800.00	$ 289,800.00	$ 291,000.00	$ (1,200.00)	
602	Reserve Assessments	$ 21,000.00	$ -	$ -	$ -	$ -	$ -	$ 21,000.00	$ -	$ -	$ -	$ -	$ -	$ 42,000.00	$ 42,000.00	$ -	
603	Interest Income	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 34.14	$ 173.76	$ 181.60	$ 177.62	$ 199.33	$ 766.45	$ -	$ 766.45	
604	Late Fees	$ -	$ 25.00	$ 25.00	$ -	$ -	$ -	$ 25.00	$ -	$ -	$ -	$ -	$ *75.00*	$ 150.00	$ -	$ 150.00	
	Total Ordinary Income	**$ 203,000.00**	**$ 9,825.00**	**$ 9,825.00**	**$ 9,800.00**	**$ 9,800.00**	**$ 9,800.00**	**$ 30,825.00**	**$ 9,834.14**	**$ 9,973.76**	**$ 9,981.60**	**$ 9,977.62**	**$ 10,074.33**	**$ 332,716.45**	**$ 333,000.00**	**$ (283.55)**	
	Ordinary Expenses																
878	Depreciation	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 5,000.59	$ 5,000.59	$ -	$ 5,000.59	
900	Salary Manager	$ 1,500.00	$ 1,500.00	$ 1,500.00	$ 1,500.00	$ 1,500.00	$ 1,500.00	$ 1,500.00	$ 1,500.00	$ 1,500.00	$ 2,750.00	$ 1,500.00	$ 1,500.00	$ 19,250.00	$ 18,000.00	$ 1,250.00	
902	Salary - Relief manager	$ -	$ -	$ -	$ -	$ 480.00	$ -	$ -	$ -	$ 576.00	$ -	$ -	$ -	$ 1,056.00	$ 2,000.00	$ (944.00)	
903	Managers Health Insurance	$ 500.00	$ 500.00	$ 500.00	$ 500.00	$ 500.00	$ 500.00	$ 500.00	$ 500.00	$ 500.00	$ 500.00	$ 500.00	$ 500.00	$ 6,000.00	$ 6,000.00	$ -	
905	Temporary Outside Labor	$ -	$ 84.00	$ -	$ 228.00	$ -	$ 228.00	$ -	$ 180.00	$ -	$ -	$ -	$ 338.00	$ 1,058.00	$ 2,000.00	$ (942.00)	
906	Insurance - General Liability Pkg	$ 15,863.17	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 15,863.17	$ 17,600.00	$ (1,736.83)	
907	Insurance - Umbrella	$ 4,209.50	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 4,209.50	$ 5,900.00	$ (1,690.50)	
909	Insurance - Workmans Comp	$ 650.00	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 650.00	$ 1,000.00	$ (350.00)	
910	Insurance - Commercial Property	$ -	$ -	$ -	$ -	$ 57,670.01	$ -	$ -	$ -	$ -	$ -	$ -	$ (22,120.00)	$ 35,550.01	$ 70,000.00	$ (34,449.99)	
911	Insurance-Flood	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 12,584.00	$ -	$ -	$ -		$ 12,584.00	$ 17,600.00	$ (5,016.00)	
912	Accounting	$ -	$ 1,996.00	$ 332.00	$ 300.00	$ 300.00	$ 464.00	$ 300.00	$ 300.00	$ -	$ 1,420.00	$ -	$ 1,816.00	$ 7,228.00	$ 5,000.00	$ 2,228.00	
913	Legal	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 1,025.00	$ 244.25	$ 883.00	$ 2,152.25	$ 1,000.00	$ 1,152.25	
914	Licenses and Permits	$ 214.00	$ -	$ -	$ -	$ 250.00	$ 75.00	$ -	$ -	$ -	$ -	$ -	$ -	$ 539.00	$ 800.00	$ (261.00)	
915	Dues and Subscriptions	$ -	$ -	$ -	$ -	$ 49.99	$ -	$ -	$ -	$ -	$ -	$ -	$ 90.18	$ 140.17	$ 100.00	$ 40.17	
916	Office/Operational Expenses	$ 42.40	$ 140.80	$ -	$ 311.30	$ 477.21	$ 30.00	$ 941.21	$ 315.11	$ -	$ 27.56	$ 603.43	$ 643.53	$ 3,532.55	$ 4,500.00	$ (967.45)	
918	Pest Control - Building	$ 849.00	$ 1,060.20	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -		$ 1,909.20	$ 2,000.00	$ (90.80)	
919	Pest control - Lawn	$ -	$ 1,043.10	$ -	$ -	$ -	$ -	$ -		$ -	$ -	$ -	$ -	$ 1,043.10	$ 1,200.00	$ (156.90)	
922	Maintenance - Grounds	$ 969.11	$ 4,664.77	$ 2,225.00	$ 950.00	$ 1,078.79	$ 950.00	$ 3,590.53	$ 1,039.42	$ 950.00	$ 4,570.41	$ 992.55	$ 2,023.34	$ 24,003.92	$ 18,000.00	$ 6,003.92	
923	Grounds Beautification Fund	$ -	$ -	$ -	$ -	$ 500.00	$ -	$ 12.75	$ 244.79	$ -	$ -	$ -	$ -	$ 757.54	$ 2,000.00	$ (1,242.46)	
924	Maintenance - Building	$ 5,115.91	$ 5,119.28	$ 2,350.00	$ 328.07	$ 402.57	$ -	$ 25.39	$ (9,685.00)	$ -	$ 80.52	$ 231.82	$ 77.11	$ 4,045.67	$ 12,000.00	$ (7,954.33)	
926	Maintenance - Elevator	$ 375.00	$ -	$ 689.00	$ 375.00	$ -	$ -	$ 450.00	$ 841.22	$ 12,926.06	$ 450.00	$ -	$ -	$ 16,106.28	$ 8,000.00	$ 8,106.28	
928	Maintenance - Pool	$ -	$ 88.34	$ -	$ 179.20	$ 78.07	$ -	$ 1,634.70	$ 928.06	$ 788.68	$ 154.80	$ 1,545.74	$ 66.64	$ 5,464.23	$ 9,000.00	$ (3,535.77)	
929	Pool Service - Monthly	$ 1,500.00	$ 750.00	$ 750.00	$ 750.00	$ -	$ 750.00	$ 1,500.00	$ -	$ -	$ 1,500.00	$ 750.00	$ 775.00	$ 9,025.00	$ 8,400.00	$ 625.00	
993	Pool Furnishings	$ -	$ 35.94	$ -	$ -	$ -	$ -	$ 593.86	$ -	$ -	$ -	$ -	$ 374.50	$ 1,004.30	$ 1,200.00	$ (195.70)	
932	Taxes - Federal/State	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 100.00	$ (100.00)	
934	Payroll Tax Expense	$ 167.00	$ 167.00	$ 167.00	$ 167.00	$ 167.00	$ 167.00	$ 167.00	$ 153.00	$ 153.00	$ 248.63	$ 153.00	$ 1,318.68	$ 3,195.31	$ 1,900.00	$ 1,295.31	
936	Telephone	$ 238.52	$ 163.51	$ 138.33	$ 887.35	$ 216.32	$ 137.87	$ 216.44	$ 177.53	$ 39.25	$ 144.58	$ 229.18	$ 297.56	$ 2,886.44	$ 3,000.00	$ (113.56)	
938	Cable TV and Internet	$ 2,579.43	$ 2,193.19	$ 2,097.08	$ 2,097.08	$ 2,097.08	$ 2,097.08	$ 2,097.08	$ 2,097.08	$ 2,097.08	$ 2,097.07	$ 2,097.07	$ 2,097.07	$ 25,743.39	$ 26,000.00	$ (256.61)	
939	Web Hosting	$ -	$ 94.80	$ -	$ 9.00	$ 10.80	$ -	$ 15.00	$ 111.60	$ -	$ 37.20	$ -	$ -	$ 278.40	$ 500.00	$ (221.60)	
942	Utilities - Common (Electricity)	$ -	$ 689.41	$ 608.97	$ 649.18	$ 619.02	$ 619.02	$ 729.63	$ 709.52	$ 679.36	$ 709.64	$ 458.21	$ 1,213.26	$ 7,685.22	$ 8,000.00	$ (314.78)	
944	Utilities - Unit 103	$ -	$ 115.20	$ 107.28	$ 121.05	$ 120.94	$ 150.96	$ 159.63	$ 151.93	$ 151.40	$ 166.57	$ 166.79	$ 246.82	$ 1,658.57	$ 2,000.00	$ (341.43)	
946	Utilities - Water and Sewer	$ -	$ 632.51	$ 573.66	$ 584.36	$ 562.96	$ 546.91	$ 702.06	$ 696.71	$ 461.31	$ 455.96	$ 439.91	$ 869.12	$ 6,525.47	$ 7,000.00	$ (474.53)	
947	Utilities - Common (Gas)	$ 1,587.42	$ 3,151.68	$ 731.48	$ 1,185.29	$ 809.41	$ -	$ 312.47	$ 163.06	$ 173.31	$ 157.73	$ 163.06	$ 2,314.70	$ 10,749.61	$ 10,600.00	$ 149.61	
953	Security	$ -	$ 289.95	$ -	$ -	$ 4,138.90	$ -	$ 4,850.00	$ 7,280.01	$ -	$ (6,115.00)	$ 359.44	$ 10.96	$ 10,814.26	$ 6,000.00	$ 4,814.26	
961	Managers Mileage	$ 25.00	$ 100.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 875.00	$ 900.00	$ (25.00)	
962	Manager's Residence	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 49.00	$ -	$ -	$ -	$ 2,809.96	$ 2,858.96	$ 2,000.00	$ 858.96	
992	Unanticipated Expenses	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 7,927.35	$ -	$ 7,927.35	$ 9,700.00	$ (1,772.65)	
995	Reserve Allocation	$ 21,000.00	$ -	$ -	$ -	$ -		$ 21,000.00	$ -	$ -	$ -	$ -	$ -	$ 42,000.00	$ 42,000.00	$ -	
996	Reserve Interest Allocation	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 34.14	$ 173.76	$ 181.60	$ 177.62	$ 199.33	$ 766.45	$ -	$ 766.45	
	Total Ordinary Expense	**$ 57,385.46**	**$ 24,579.68**	**$ 12,844.80**	**$ 11,196.88**	**$ 72,104.07**	**$ 8,290.84**	**$ 41,372.75**	**$ 20,446.18**	**$ 21,244.21**	**$ 10,637.27**	**$ 18,614.42**	**$ 3,420.35**	**$ 302,136.91**	**$ 333,000.00**	**$ (35,863.68)**	
	Net Ordinary Income	**$ 145,614.54**	**$ (14,754.68)**	**$ (3,019.80)**	**$ (1,396.88)**	**$ (62,304.07)**	**$ 1,509.16**	**$ (10,547.75)**	**$ (10,612.04)**	**$ (11,270.45)**	**$ (655.67)**	**$ (8,636.80)**	**$ 6,653.98**	**$ 30,579.54**	**$ -**		
	Other Income/Expense																
	Other Income																
616	Special Assessment	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 116,375.00	$ -	$ 116,375.00	$ (154,694.30)	$ 78,055.70	$ -	$ 78,055.70	
619	Special Assessment Interest	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 46.76	$ 564.29	$ 975.17	$ 994.19	$ 750.95	$ 3,331.36	$ -	$ 3,331.36	
	Total Other Income	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 46.76	$ 116,939.29	$ 975.17	$ 117,369.19	$ (153,943.35)	$ 81,387.06	$ -	$ 81,387.06	*$ 81,387.06*
	Other Expense																
966	2024 Special Asmt Expense	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 10,000.00	$ -	$ 9,295.00	$ 27,193.52	$ 34,898.54	$ 81,387.06	$ -	$ 81,387.06	
	Total Other Expense	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 10,000.00	$ -	$ 9,295.00	$ 27,193.52	$ 34,898.54	$ 81,387.06	$ -	$ 81,387.06	
	Net Other Income	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ (9,953.24)	$ 116,939.29	$ (8,319.83)	$ 90,175.67	$ (188,841.89)	$ -	$ -	$ -	
	Net Income	**$ 145,614.54**	**$ (14,754.68)**	**$ (3,019.80)**	**$ (1,396.88)**	**$ (62,304.07)**	**$ 1,509.16**	**$ (10,547.75)**	**$ (20,565.28)**	**$ 105,668.84**	**$ (8,975.50)**	**$ 81,538.87**	**$ (182,187.91)**	**$ 30,579.54**	**$ -**		
	Memo: Bank Balancs as of 12/31/24																
	Cash In Bank - Checking	$ 97,278.28															
	Money Market - Special Assess	$ 202,398.85															
		$ 299,677.13															
	Non-Structural Reserve	$ 10,503.88															
	Structural Reserve	$ 54,054.57															
		$ 64,558.45															
	Total Bank Balances	$ 364,235.58															