

2nd Quarter 2024

Reserve Account Unrestricted Funds			April	May	June	Total
Deposit						
	Fees			\$1,425.00		\$1,425.00
	Compliance Fee				\$3,000.00	\$0.00
	Reserve Replacement Fee	Condo 202	\$1,300.00			\$1,300.00
	Interest Income from T-Bill	\$80,000 Unrestricted (10/22)	\$352.50	\$327.91	\$327.91	\$1,008.32
	Interest Income from T-Bill	\$6,000 Unrestricted (3/24)		\$24.59	\$24.59	\$49.18
	Interest Income from T-Bill	\$5,000 Restricted (12/22)	\$20.49	\$20.49	\$20.49	\$61.47
	Interest Income from T-Bill	\$3,000 Unrestricted (6/24)				
	Interest Income from T-Bill	\$3,000 Unrestricted (6/24)				
	Interest Income from T-Bill	\$3,000 Unrestricted (6/24)				
	Interest Income from T-Bill	\$10,000 Unrestricted (7/24)				
	Interest Income from Bank (POA)		\$13.43	\$15.28	\$14.23	\$42.94
	Total Deposit		\$1,686.42	\$1,813.27	\$3,387.22	\$6,886.91
Expenses						
	Transfer to Operating					\$0.00
	Transfer to Road Replacement Reserve					\$0.00
	Transfer to Treasury Direct I-bond					\$0.00
	Transfer to Treasury Direct 4-week -	3 X \$3,000 T-Bills			\$8,963.19	\$8,963.19
	Total Expenses		\$0.00	\$0.00	\$8,963.19	\$8,963.19
Unrestricted Funds Notes						
Deposit	Fees	25% of 2024 Dues Increase - to Reserve From Operating Per Board Resolution		\$1,425.00		
Deposit	Compliance Fee	Transferred from Checking Lot 53 (6/2)			\$3,000.00	
Expense	Transfer to Treasury Direct 4-week - T-Bill	3 X \$3,987.73			\$8,963.19	

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Operating Account			April	May	June	Total
Deposits						
	POA Dues		\$23,015.00	\$6,625.00	\$650.00	\$30,290.00
	Boat Dock Assesment					\$0.00
	Kayak Storage Fee					\$0.00
	Easement Fee					\$0.00
	Reserve Replacement Fee					\$0.00
	ARC Fee					\$0.00
	Road Impact Fee					\$0.00
	Compliance Fee		\$400.00		\$3,000.00	\$3,400.00
	Insurance Payout					\$0.00
	Special Assessment					\$0.00
	Lodge Rental Fee					\$0.00
	Prior Year Carryover					\$0.00
	Miscellaneous		\$4,413.85		\$16.80	\$4,430.65
	Total Deposits		\$27,828.85	\$6,625.00	\$3,666.80	\$38,120.65
Operating Account Notes						
Deposit	Miscellaneous	Reimbursement from Rheem - Pool Heater Trial (4/3)	\$4,413.85			
Deposit	POA Dues	6X \$650 + 1 X \$1,300 2024 Pre Pay (4/3)	\$5,200.00			
Deposit	POA Dues	12 X \$650 + 1 X \$360 (Condo Dues Condon 202) (4/4)	\$8,165.00			
Deposit	POA Dues	650 X \$650 (4/10)	\$6,500.00			
Deposit	POA Dues	1 X \$550 (\$100 short) + 4 X \$650 (4/17)	\$3,150.00			
Deposit	Compliance Fee	\$400 Lot 53 (4/17)	\$400.00			
Deposit	POA Dues	3 X \$650 + \$100 Dues Shortfall from Payment of \$550 (5/1)		\$2,050.00		

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Deposit	POA Dues	2 X \$650 + \$1,950 2nd,3rd,4th Qtr Dues + \$25 Reimbursemnt of Bounced Check (5/8)		\$3,275.00		
Deposit	POA Dues	1 X \$650 + 1 x \$650 (Prepaid 3rd Quarter)		\$1,300.00		
Deposit	Compliance Fee	\$3,000 Lot 53			\$3,000.00	
Deposit	Miscellaneous	Refund Maintenance Fee			\$16.80	
			April	May	June	Total
	Administrative Expenses					
	Bookkeeping Contract		\$575.00	\$575.00	\$575.00	\$1,725.00
	POA Insurance		\$378.44	\$378.44	\$378.45	\$1,135.33
	Legal					\$0.00
	Office Supplies/Bank Service Fees/Refunds/Charges/Entertainment Transferred to Reserve		\$1,471.20	\$1,579.65	\$3,301.35	\$6,352.20
	Permit/Licenses/Tax					\$0.00
	Tax Prep/CPA	2023 Tax Prep	\$775.00			\$775.00
	Concierge Service Contract		\$250.00	\$250.00	\$250.00	
	Sanitation	GFL Environmental	\$198.92		\$417.25	\$616.17
	Fire Monitor		\$47.00	\$47.00	\$47.00	\$141.00
	COA Quarterly Dues			\$1,140.38		\$1,140.38
	Website					\$0.00
	Pest Control	Go Forth	\$81.20	\$151.41	\$41.20	\$273.81
	Returned Compliance Fee					\$0.00
	Total Adminstrative Expense		\$3,776.76	\$4,121.88	\$5,010.25	\$12,908.89
	Adminstrative Expenses Notes					
Expenses	Office Supplies/Bank Service Fees/Refund Charges/Entertainment	Transfer from Operating to COA Condo 202 Dues	\$365 of \$1,471.20			
Expenses	Office Supplies/Bank Service Fees/Refund Charges/Entertainment	2023 IRS Tax on Investments	\$805 of \$1,471.20			

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	Water / Sewer	Town of Lake Lure	\$239.55	\$408.06	\$567.48	\$1,215.09
	Emergency Maintenance					\$0.00
	Gate Maintenance					\$0.00
	Annual Sprinkler System Inspection		\$1,025.00			
	Sprinkler System 5 yr. inspection					
	Fire Extingusher Inspection					
	Fire System Monitoring					
	Fire Monitoring System Inspection					
	Total Lodge Expenses		\$3,195.49	\$1,543.70	\$2,115.81	\$5,830.00
	Lodge Expenses Notes					
			April	May	June	Total
	Landscaping Expenses					
	Landscape Contract		\$4,126.95	\$8,253.90	\$4,126.95	\$16,507.80
	Kudzu/TreeWork/New Landscape/Storm Clean Up		\$800.00		\$1,050.00	\$1,850.00
	Turf Management					\$0.00
	Snow Removal					\$0.00
	Irrigation Service Contract			\$2,400.00	\$200.00	\$0.00
	Total Landscaping Expenses		\$4,926.95	\$10,653.90	\$5,376.95	\$20,957.80
	Landscaping Expenses Notes					
Expense	Kudzu/Tree Work/New Landscape/Storm Clean Up	Dredging Rock Clean Up	\$800.00			
Expense	Irrigation Service Contract	Annual Irrigation Start Up		\$2,400.00		
Expense	Landscape Contract	April and May		\$8,253.90		
Expense	Kudzu/Tree Work/New Landscape/Storm Clean Up	Pine Straw Installation			\$1,050.00	

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			April	May	June	Total
Pool Expenses						
	Pool Service Contract		\$120.00	\$120.00	\$1,200.00	\$1,440.00
	Maintenance/Supplies				\$377.60	\$377.60
	Pool Repair				\$169.10	\$169.10
	Propane					\$0.00
Total Pool Expenses			\$120.00	\$120.00	\$1,746.70	\$1,986.70
Pool Expenses Notes						
Expense	Maintenance/Supplies	Repair Pool Pump House Fan			\$252.60 of \$377.60	
Expense	Maintenance/Supplies	Clean Pool Furniture			\$125 of \$377.60	
Expense	Pool Repair	Replace Pool Vacuum Valve			\$169.10	
			April	May	June	Total
Capital Expenses						
	POA Reserve Account					\$0.00
	POA Repairs/Replacements Capital Expenses		\$1,448.57	\$681.05	\$1,273.70	\$3,403.32
	POA Projects			\$370.98	\$550.00	\$920.98
	POA Purchases				\$2,889.00	\$2,889.00
	HVAC					
	Miscellaneous/Other					

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	Unbudget POA Repairs/Replacements					
	Other Capital Expenses					
	Total Capital Expenses			\$1,448.57	\$1,052.03	\$4,712.70
						\$7,213.30
	Capital Expenses Notes					
Expense	POA Repairs/Replacements/ Expenses	Capital	Reimbursement for Set Up of the Rheem Pool Heater Trial	\$880.92 of \$1,448.57		
Expense	POA Repairs/Replacements/ Expenses	Capital	Refurbish Covered Dock Decking	\$567.65 of \$1,148.57		
Expense	POA Repairs/Replacements/ Expenses	Capital	Replace Fire System Valve in Hot Box		\$401.25 of \$681.05	
Expense	POA Repairs/Replacements/ Expenses	Capital	Repair Village Gate		\$279.80 of \$681.05	
Expense	POA Projects		Refurbish Dock Chair Cushions		\$370.98	
Expense	POA Purchaes		Town of Lake Lure - Lake Lift Lane Signs			\$200 of \$2,889
Expense	POA Purchaes		Tables for Pool Deck			\$2,689 of \$2,889
Expense	POA Repairs/Replacements/ Capital Expenses		Replace Rool Rules Sign			\$123.70 of \$1,273.70
Expense	POA Repairs/Replacements/ Capital Expenses		Replace Cushions for Dock Seating Area			\$1,150 of \$1,273.70
Expense	POA Projects		Install Irrigation to the Gate Area			\$550.00
	Total Operating Expenses			\$13,467.77	\$17,491.51	\$18,962.41
						\$49,921.69

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	Bank Statement					
			April	May	June	Total
	<i>Bank Beginning Balance</i>		\$38,145.39	\$52,506.47	\$41,639.96	
	<i>Bank Ending Balance</i>		\$52,506.47	\$41,639.96	\$26,344.35	
	<i>Actual Operating Balance</i>		\$52,506.47	\$41,639.96	\$26,344.35	
		<i>Actual Operating Balance 2024</i>	\$52,506.47	\$41,639.96	\$26,344.35	
	<i>Year over Year</i>	<i>Actual Operating Balance 2023</i>	\$28,970.12	\$28,325.61	\$29,071.85	
		<i>Actual Operating Balance 2022</i>	\$31,131.69	\$41,639.96	\$26,344.35	
		<i>Actual Operating Balance 2021</i>	\$23,845.06	\$17,061.71	\$10,900.47	
		<i>Actual Operating Balance 2020</i>	\$14,706.15	\$7,599.05	\$3,160.15	
		<i>Actual Operating Balance 2019</i>	\$14,744.55	\$8,912.09	\$5,540.51	
		<i>Actual Operating Balance 2018</i>	\$10,399.31	\$5,680.32	\$1,585.16	