

Hammocks Community Association Incorporated

Balance Sheet

Posted 01/31/2026

Consolidated

Assets

Banks

10101	CNB Operating 6807	0.00
10111	CIT Operating 2103	1,350,095.75
10112	CIT Operating Surplus 2111	3,086,091.91
10301	CIT Security Deposit 2138	3,801.27

Total Banks 4,439,988.93

Accounts Receivable

11001	Assessments Receivable	1,147,946.88
11002	Other Receivables	127,716.16
11003	Other Receivables-Building	102,351.64
11005	Pending Bank Accounts Closure - Receiver	225,371.00
11009	AR - Admin	200.00

Total Accounts Receivable 1,603,585.68

Bad Debt

11090	Allowance for Bad Debt	(255,270.39)
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Total Bad Debt (255,270.39)

Fixed Assets

12001	Machinery & Equip	136,012.62
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Total Fixed Assets 136,012.62

Other Assets

19999	Suspense	0.00
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Total Other Assets 0.00

Other Current Assets

11105	A/P Clearing	694.00
11106	A/R Clearing	(1,745.00)
11107	NSF in Transit	1,955.00
11202	Utility Deposits	11,074.00

Total Other Current Assets 11,978.00

Prepays

11102	Prepaid Insurance	1,143,892.07
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Total Prepays 1,143,892.07

Total Assets

7,080,186.91

Liabilities & Equity

Accounts Payable

20001	Accounts Payable	152,248.69
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Total Accounts Payable 152,248.69

Deferred Revenue

20010	Deferred Assessments	1,018,663.64
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Total Deferred Revenue 1,018,663.64

Deposits

20025	Security Deposit	3,801.11
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Total Deposits 3,801.11

Liability

20015	Prepaid Homeowner Payments	607,906.95
20040	Credit Card Liability	2,114.85

Hammocks Community Association Incorporated

Balance Sheet

Posted 01/31/2026

Liabilities & Equity

Liability

21001 Note Payable 121,051.14

Total Liability 731,072.94

Equity

30000 Retained Earnings 4,959,698.17

30001 Prior Year Net Income(Loss) 286,111.00

Net Income (71,408.64)

Total Equity 5,174,400.53

Total Liabilities & Equity

7,080,186.91

Hammocks Community Association Incorporated

Income/Expense Statement

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	Current Period Consolidated			Year to Date Consolidated			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
Income							
40101 Owner Assessments	511,231.96	511,231.99	(0.03)	511,231.96	511,231.99	(0.03)	6,134,783.82
40102 Late Fees & Interest	283.36	0.00	283.36	283.36	0.00	283.36	0.00
40103 Non-Sufficient Funds	735.00	0.00	735.00	735.00	0.00	735.00	0.00
40107 Master	0.00	35,393.73	(35,393.73)	0.00	35,393.73	(35,393.73)	424,724.63
40150 Boat Rental	4,400.00	4,166.67	233.33	4,400.00	4,166.67	233.33	50,000.00
40152 Clubhouse Rental	1,200.00	1,250.00	(50.00)	1,200.00	1,250.00	(50.00)	15,000.00
40172 Owner Administrative Fees	299.00	0.00	299.00	299.00	0.00	299.00	0.00
40191 Bank Interest	2,201.79	0.00	2,201.79	2,201.79	0.00	2,201.79	0.00
40200 Court Funds Income	0.00	63,829.53	(63,829.53)	0.00	63,829.53	(63,829.53)	765,954.39
TOTAL Income	520,351.11	615,871.92	(95,520.81)	520,351.11	615,871.92	(95,520.81)	7,390,462.84
TOTAL Income	520,351.11	615,871.92	(95,520.81)	520,351.11	615,871.92	(95,520.81)	7,390,462.84
Expense							
Contracted Services							
50179 Miami Dade Sheriff Office	12,136.00	9,250.00	(2,886.00)	12,136.00	9,250.00	(2,886.00)	111,000.00
50700 Management Fee	28,580.10	28,841.83	261.73	28,580.10	28,841.83	261.73	346,102.01
50703 Alarm Monitoring	0.00	250.00	250.00	0.00	250.00	250.00	3,000.00
50708 Security Services	6,189.19	51,427.82	45,238.63	6,189.19	51,427.82	45,238.63	617,133.89
50712 Outdoor Equipment - Financing	0.00	6,000.00	6,000.00	0.00	6,000.00	6,000.00	72,000.00
50731 Lawn Maintenance	77,409.83	58,605.70	(18,804.13)	77,409.83	58,605.70	(18,804.13)	703,268.00
50736 Pool/Spa Contract	3,822.00	3,822.00	0.00	3,822.00	3,822.00	0.00	45,864.00
50744 Lake Maintenance	1,050.00	3,875.00	2,825.00	1,050.00	3,875.00	2,825.00	46,500.00
50754 Beach Contract	3,110.00	1,078.00	(2,032.00)	3,110.00	1,078.00	(2,032.00)	12,936.00
TOTAL Contracted Services	132,297.12	163,150.35	30,853.23	132,297.12	163,150.35	30,853.23	1,957,803.90
Financing							
50144 Bank Fees	989.90	0.00	(989.90)	989.90	0.00	(989.90)	0.00
TOTAL Financing	989.90	0.00	(989.90)	989.90	0.00	(989.90)	0.00
General & Administrative							
50101 Audit Fees	0.00	2,625.00	2,625.00	0.00	2,625.00	2,625.00	31,500.00
50103 CPA Auditing Fees	16,000.00	0.00	(16,000.00)	16,000.00	0.00	(16,000.00)	0.00
50106 Legal Fees	43,643.00	50,000.00	6,357.00	43,643.00	50,000.00	6,357.00	600,000.00
50107 Board Meetings	131.36	558.33	426.97	131.36	558.33	426.97	6,700.00
50110 Copier Maint/Supply	325.02	291.67	(33.35)	325.02	291.67	(33.35)	3,500.00
50115 Postage	325.20	0.00	(325.20)	325.20	0.00	(325.20)	0.00
50116 Printing & Postage	4,602.88	1,166.67	(3,436.21)	4,602.88	1,166.67	(3,436.21)	14,000.00
50117 Coupons	33,744.00	7,970.38	(25,773.62)	33,744.00	7,970.38	(25,773.62)	95,644.60
50119 Storage - Archives	2,000.00	333.33	(1,666.67)	2,000.00	333.33	(1,666.67)	4,000.00
50122 Maint/Vehicle Expense & Gas	5,613.79	2,083.33	(3,530.46)	5,613.79	2,083.33	(3,530.46)	25,000.00
50123 Election-related costs	0.00	1,666.67	1,666.67	0.00	1,666.67	1,666.67	20,000.00
50124 Admin- Accounting Fees	69.00	833.33	764.33	69.00	833.33	764.33	10,000.00
50125 Admin- Computer Maint/Supp	(79.00)	100.00	179.00	(79.00)	100.00	179.00	1,200.00
50127 Office Equipment	64.19	0.00	(64.19)	64.19	0.00	(64.19)	0.00

Hammocks Community Association Incorporated

Income/Expense Statement

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	Current Period Consolidated			Year to Date Consolidated			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
50128 Architectural Expense	0.00	375.00	375.00	0.00	375.00	375.00	4,500.00
50195 Employee Uniforms	0.00	500.00	500.00	0.00	500.00	500.00	6,000.00
TOTAL General & Administr.	106,439.44	68,503.71	(37,935.73)	106,439.44	68,503.71	(37,935.73)	822,044.60
<u>Insurance</u>							
50130 Insurance	111,722.48	129,268.17	17,545.69	111,722.48	129,268.17	17,545.69	1,551,218.00
TOTAL Insurance	111,722.48	129,268.17	17,545.69	111,722.48	129,268.17	17,545.69	1,551,218.00
<u>Licenses & Permits</u>							
50172 Annual Report	52.00	5.42	(46.58)	52.00	5.42	(46.58)	65.00
TOTAL Licenses & Permits	52.00	5.42	(46.58)	52.00	5.42	(46.58)	65.00
<u>Licenses& Permits</u>							
50177 License,Taxes,Permit	1,200.00	1,250.00	50.00	1,200.00	1,250.00	50.00	15,000.00
TOTAL Licenses& Permits	1,200.00	1,250.00	50.00	1,200.00	1,250.00	50.00	15,000.00
<u>Office & Tech</u>							
50120 Office Supplies	1,333.81	500.00	(833.81)	1,333.81	500.00	(833.81)	6,000.00
50121 IT Services	1,213.56	416.67	(796.89)	1,213.56	416.67	(796.89)	5,000.00
TOTAL Office & Tech	2,547.37	916.67	(1,630.70)	2,547.37	916.67	(1,630.70)	11,000.00
<u>Other General Administrative</u>							
50182 Community Social Events	3,695.29	3,333.33	(361.96)	3,695.29	3,333.33	(361.96)	40,000.00
50190 Bad Debt	4,417.29	0.00	(4,417.29)	4,417.29	0.00	(4,417.29)	0.00
TOTAL Other General Admi	8,112.58	3,333.33	(4,779.25)	8,112.58	3,333.33	(4,779.25)	40,000.00
<u>Personnel</u>							
50002 Salaries- - Manager	12,972.76	12,972.92	0.16	12,972.76	12,972.92	0.16	155,675.00
50003 Salaries - Assistant Manager	5,363.86	5,811.87	448.01	5,363.86	5,811.87	448.01	69,742.40
50004 Salaries- - Administrative Assistant	19,122.06	18,473.43	(648.63)	19,122.06	18,473.43	(648.63)	221,681.20
50006 Salaries - Front Desk	9,148.07	13,152.54	4,004.47	9,148.07	13,152.54	4,004.47	157,830.50
50008 Salaries- - Recreation	12,363.16	22,157.74	9,794.58	12,363.16	22,157.74	9,794.58	265,892.90
50009 Salaries- - Janitorial	18,201.14	7,264.83	(10,936.31)	18,201.14	7,264.83	(10,936.31)	87,178.00
50010 Salaries - Maintenance	18,271.00	33,075.75	14,804.75	18,271.00	33,075.75	14,804.75	396,908.98
50031 Salaries- - Health Insurance	7,380.00	10,342.88	2,962.88	7,380.00	10,342.88	2,962.88	124,114.56
TOTAL Personnel	102,822.05	123,251.96	20,429.91	102,822.05	123,251.96	20,429.91	1,479,023.54
<u>Repairs and Maintenance</u>							
50501 General Maintenance	1,481.06	11,954.70	10,473.64	1,481.06	11,954.70	10,473.64	143,456.38
50503 Air Conditioning	82.04	416.67	334.63	82.04	416.67	334.63	5,000.00
50518 Electrical	2,529.22	416.67	(2,112.55)	2,529.22	416.67	(2,112.55)	5,000.00
50524 Rec Center	8,052.86	3,750.00	(4,302.86)	8,052.86	3,750.00	(4,302.86)	45,000.00
50536 Janitorial Supplies	2,463.40	1,250.00	(1,213.40)	2,463.40	1,250.00	(1,213.40)	15,000.00
50542 Maintenance Supplies	99.94	1,250.00	1,150.06	99.94	1,250.00	1,150.06	15,000.00
50545 Pest Control	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
50547 Pool Repairs	(16.04)	4,166.67	4,182.71	(16.04)	4,166.67	4,182.71	50,000.00
50553 Storm Drain	0.00	2,575.00	2,575.00	0.00	2,575.00	2,575.00	30,900.00
50559 Landscape Extras	0.00	8,742.36	8,742.36	0.00	8,742.36	8,742.36	104,907.97
50561 Tree Trimming	0.00	18,804.16	18,804.16	0.00	18,804.16	18,804.16	225,650.00

Hammocks Community Association Incorporated

Income/Expense Statement

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	Current Period Consolidated			Year to Date Consolidated			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
TOTAL Repairs and Mainter	14,692.48	53,742.90	39,050.42	14,692.48	53,742.90	39,050.42	644,914.35
Special Projects							
50790 Capital Improvements	87,692.82	51,628.92	(36,063.90)	87,692.82	51,628.92	(36,063.90)	619,546.91
TOTAL Special Projects	87,692.82	51,628.92	(36,063.90)	87,692.82	51,628.92	(36,063.90)	619,546.91
Utilities							
50200 Electricity	11,461.36	13,487.21	2,025.85	11,461.36	13,487.21	2,025.85	161,846.54
50201 Water & Sewer	8,608.21	3,166.67	(5,441.54)	8,608.21	3,166.67	(5,441.54)	38,000.00
50203 Cable TV	462.94	0.00	(462.94)	462.94	0.00	(462.94)	0.00
50205 Telephone	455.99	833.33	377.34	455.99	833.33	377.34	10,000.00
50207 Waste Collection	2,203.01	3,333.33	1,130.32	2,203.01	3,333.33	1,130.32	40,000.00
TOTAL Utilities	23,191.51	20,820.54	(2,370.97)	23,191.51	20,820.54	(2,370.97)	249,846.54
TOTAL Expense	591,759.75	615,871.97	24,112.22	591,759.75	615,871.97	24,112.22	7,390,462.84
Excess Revenue / Expense	(71,408.64)	(0.05)	(71,408.59)	(71,408.64)	(0.05)	(71,408.59)	0.00

Hammocks Community Association Incorporated

Income Statement

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	Current Period Belmont			Year to Date Belmont			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	2,086.73	2,086.73	0.00	2,086.73	2,086.73	0.00	25,040.72
40107 Master	0.00	957.00	(957.00)	0.00	957.00	(957.00)	11,484.00
TOTAL Income	2,086.73	3,043.73	(957.00)	2,086.73	3,043.73	(957.00)	36,524.72
TOTAL Income	2,086.73	3,043.73	(957.00)	2,086.73	3,043.73	(957.00)	36,524.72
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	608.17	608.17	0.00	608.17	608.17	0.00	7,298.00
TOTAL Contracted Services	608.17	608.17	0.00	608.17	608.17	0.00	7,298.00
<u>Repairs and Maintenance</u>							
50501 General Maintenance	0.00	388.33	388.33	0.00	388.33	388.33	4,660.00
50553 Storm Drain	0.00	100.00	100.00	0.00	100.00	100.00	1,200.00
50559 Landscape Extras	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
50561 Tree Trimming	0.00	116.67	116.67	0.00	116.67	116.67	1,400.00
TOTAL Repairs and Maintainer	0.00	1,021.67	1,021.67	0.00	1,021.67	1,021.67	12,260.00
<u>Special Projects</u>							
50790 Capital Improvements	0.00	957.00	957.00	0.00	957.00	957.00	11,484.00
TOTAL Special Projects	0.00	957.00	957.00	0.00	957.00	957.00	11,484.00
<u>Utilities</u>							
50200 Electricity	525.50	456.89	(68.61)	525.50	456.89	(68.61)	5,482.72
TOTAL Utilities	525.50	456.89	(68.61)	525.50	456.89	(68.61)	5,482.72
TOTAL Expense	1,133.67	3,043.73	1,910.06	1,133.67	3,043.73	1,910.06	36,524.72
Excess Revenue / Expense	953.06	0.00	953.06	953.06	0.00	953.06	0.00

Hammocks Community Association Incorporated

Income Statement

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	Current Period Cedar Landing			Year to Date Cedar Landing			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	3,026.75	3,026.75	0.00	3,026.75	3,026.75	0.00	36,321.00
40107 Master	0.00	3,210.58	(3,210.58)	0.00	3,210.58	(3,210.58)	38,526.91
40200 Court Funds Income	0.00	384.73	(384.73)	0.00	384.73	(384.73)	4,616.80
TOTAL Income	3,026.75	6,622.06	(3,595.31)	3,026.75	6,622.06	(3,595.31)	79,464.71
TOTAL Income	3,026.75	6,622.06	(3,595.31)	3,026.75	6,622.06	(3,595.31)	79,464.71
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	1,162.42	1,162.42	0.00	1,162.42	1,162.42	0.00	13,949.00
TOTAL Contracted Services	1,162.42	1,162.42	0.00	1,162.42	1,162.42	0.00	13,949.00
<u>Repairs and Maintenance</u>							
50501 General Maintenance	56.67	333.33	276.66	56.67	333.33	276.66	4,000.00
50553 Storm Drain	0.00	241.67	241.67	0.00	241.67	241.67	2,900.00
50559 Landscape Extras	0.00	333.33	333.33	0.00	333.33	333.33	4,000.00
50561 Tree Trimming	0.00	450.00	450.00	0.00	450.00	450.00	5,400.00
TOTAL Repairs and Mainter	56.67	1,358.33	1,301.66	56.67	1,358.33	1,301.66	16,300.00
<u>Special Projects</u>							
50790 Capital Improvements	0.00	3,834.64	3,834.64	0.00	3,834.64	3,834.64	46,015.71
TOTAL Special Projects	0.00	3,834.64	3,834.64	0.00	3,834.64	3,834.64	46,015.71
<u>Utilities</u>							
50200 Electricity	0.00	266.67	266.67	0.00	266.67	266.67	3,200.00
TOTAL Utilities	0.00	266.67	266.67	0.00	266.67	266.67	3,200.00
TOTAL Expense	1,219.09	6,622.06	5,402.97	1,219.09	6,622.06	5,402.97	79,464.71
Excess Revenue / Expense	1,807.66	0.00	1,807.66	1,807.66	0.00	1,807.66	0.00

Hammocks Community Association Incorporated

Income Statement

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	Current Period Chantarelle/Ravena			Year to Date Chantarelle/Ravena			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	6,065.50	6,065.50	0.00	6,065.50	6,065.50	0.00	72,786.00
40107 Master	0.00	2,390.35	(2,390.35)	0.00	2,390.35	(2,390.35)	28,684.15
TOTAL Income	<u>6,065.50</u>	<u>8,455.85</u>	<u>(2,390.35)</u>	<u>6,065.50</u>	<u>8,455.85</u>	<u>(2,390.35)</u>	<u>101,470.15</u>
TOTAL Income	<u>6,065.50</u>	<u>8,455.85</u>	<u>(2,390.35)</u>	<u>6,065.50</u>	<u>8,455.85</u>	<u>(2,390.35)</u>	<u>101,470.15</u>
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	1,495.67	1,495.67	0.00	1,495.67	1,495.67	0.00	17,948.00
TOTAL Contracted Services	<u>1,495.67</u>	<u>1,495.67</u>	<u>0.00</u>	<u>1,495.67</u>	<u>1,495.67</u>	<u>0.00</u>	<u>17,948.00</u>
<u>Repairs and Maintenance</u>							
50501 General Maintenance	0.00	833.33	833.33	0.00	833.33	833.33	10,000.00
50553 Storm Drain	0.00	200.00	200.00	0.00	200.00	200.00	2,400.00
50559 Landscape Extras	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
50561 Tree Trimming	0.00	450.00	450.00	0.00	450.00	450.00	5,400.00
TOTAL Repairs and Mainter	<u>0.00</u>	<u>1,900.00</u>	<u>1,900.00</u>	<u>0.00</u>	<u>1,900.00</u>	<u>1,900.00</u>	<u>22,800.00</u>
<u>Special Projects</u>							
50790 Capital Improvements	0.00	4,558.67	4,558.67	0.00	4,558.67	4,558.67	54,704.00
TOTAL Special Projects	<u>0.00</u>	<u>4,558.67</u>	<u>4,558.67</u>	<u>0.00</u>	<u>4,558.67</u>	<u>4,558.67</u>	<u>54,704.00</u>
<u>Utilities</u>							
50200 Electricity	574.39	501.51	(72.88)	574.39	501.51	(72.88)	6,018.15
TOTAL Utilities	<u>574.39</u>	<u>501.51</u>	<u>(72.88)</u>	<u>574.39</u>	<u>501.51</u>	<u>(72.88)</u>	<u>6,018.15</u>
TOTAL Expense	<u>2,070.06</u>	<u>8,455.85</u>	<u>6,385.79</u>	<u>2,070.06</u>	<u>8,455.85</u>	<u>6,385.79</u>	<u>101,470.15</u>
Excess Revenue / Expense	<u>3,995.44</u>	<u>0.00</u>	<u>3,995.44</u>	<u>3,995.44</u>	<u>0.00</u>	<u>3,995.44</u>	<u>0.00</u>

Hammocks Community Association Incorporated

Income Statement

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	Current Period Corella			Year to Date Corella			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	1,737.50	1,737.50	0.00	1,737.50	1,737.50	0.00	20,850.00
40107 Master	0.00	1,440.04	(1,440.04)	0.00	1,440.04	(1,440.04)	17,280.45
TOTAL Income	<u>1,737.50</u>	<u>3,177.54</u>	<u>(1,440.04)</u>	<u>1,737.50</u>	<u>3,177.54</u>	<u>(1,440.04)</u>	<u>38,130.45</u>
TOTAL Income	<u>1,737.50</u>	<u>3,177.54</u>	<u>(1,440.04)</u>	<u>1,737.50</u>	<u>3,177.54</u>	<u>(1,440.04)</u>	<u>38,130.45</u>
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	520.75	520.75	0.00	520.75	520.75	0.00	6,249.00
TOTAL Contracted Services	<u>520.75</u>	<u>520.75</u>	<u>0.00</u>	<u>520.75</u>	<u>520.75</u>	<u>0.00</u>	<u>6,249.00</u>
<u>Repairs and Maintenance</u>							
50501 General Maintenance	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
50553 Storm Drain	0.00	75.00	75.00	0.00	75.00	75.00	900.00
50559 Landscape Extras	0.00	409.00	409.00	0.00	409.00	409.00	4,907.97
50561 Tree Trimming	0.00	383.33	383.33	0.00	383.33	383.33	4,600.00
TOTAL Repairs and Mainter	<u>0.00</u>	<u>1,284.00</u>	<u>1,284.00</u>	<u>0.00</u>	<u>1,284.00</u>	<u>1,284.00</u>	<u>15,407.97</u>
<u>Special Projects</u>							
50790 Capital Improvements	0.00	1,227.17	1,227.17	0.00	1,227.17	1,227.17	14,726.00
TOTAL Special Projects	<u>0.00</u>	<u>1,227.17</u>	<u>1,227.17</u>	<u>0.00</u>	<u>1,227.17</u>	<u>1,227.17</u>	<u>14,726.00</u>
<u>Utilities</u>							
50200 Electricity	206.94	145.62	(61.32)	206.94	145.62	(61.32)	1,747.48
TOTAL Utilities	<u>206.94</u>	<u>145.62</u>	<u>(61.32)</u>	<u>206.94</u>	<u>145.62</u>	<u>(61.32)</u>	<u>1,747.48</u>
TOTAL Expense	<u>727.69</u>	<u>3,177.54</u>	<u>2,449.85</u>	<u>727.69</u>	<u>3,177.54</u>	<u>2,449.85</u>	<u>38,130.45</u>
Excess Revenue / Expense	<u>1,009.81</u>	<u>0.00</u>	<u>1,009.81</u>	<u>1,009.81</u>	<u>0.00</u>	<u>1,009.81</u>	<u>0.00</u>

Hammocks Community Association Incorporated

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	Current Period Ensenada I			Year to Date Ensenada I			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	2,000.08	2,000.08	0.00	2,000.08	2,000.08	0.00	24,001.00
40107 Master	0.00	2,006.61	(2,006.61)	0.00	2,006.61	(2,006.61)	24,079.32
40200 Court Funds Income	0.00	2,988.57	(2,988.57)	0.00	2,988.57	(2,988.57)	35,862.82
TOTAL Income	2,000.08	6,995.26	(4,995.18)	2,000.08	6,995.26	(4,995.18)	83,943.14
TOTAL Income	2,000.08	6,995.26	(4,995.18)	2,000.08	6,995.26	(4,995.18)	83,943.14
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	724.92	724.92	0.00	724.92	724.92	0.00	8,699.00
TOTAL Contracted Services	724.92	724.92	0.00	724.92	724.92	0.00	8,699.00
<u>Repairs and Maintenance</u>							
50501 General Maintenance	0.00	250.00	250.00	0.00	250.00	250.00	3,000.00
50553 Storm Drain	0.00	291.67	291.67	0.00	291.67	291.67	3,500.00
50559 Landscape Extras	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
50561 Tree Trimming	0.00	316.67	316.67	0.00	316.67	316.67	3,800.00
TOTAL Repairs and Mainter	0.00	1,275.01	1,275.01	0.00	1,275.01	1,275.01	15,300.00
<u>Special Projects</u>							
50790 Capital Improvements	0.00	4,484.64	4,484.64	0.00	4,484.64	4,484.64	53,815.71
TOTAL Special Projects	0.00	4,484.64	4,484.64	0.00	4,484.64	4,484.64	53,815.71
<u>Utilities</u>							
50200 Electricity	705.12	510.70	(194.42)	705.12	510.70	(194.42)	6,128.43
TOTAL Utilities	705.12	510.70	(194.42)	705.12	510.70	(194.42)	6,128.43
TOTAL Expense	1,430.04	6,995.27	5,565.23	1,430.04	6,995.27	5,565.23	83,943.14
Excess Revenue / Expense	570.04	(0.01)	570.05	570.04	(0.01)	570.05	0.00

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	Current Period Ensenada II			Year to Date Ensenada II			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	3,186.67	3,186.67	0.00	3,186.67	3,186.67	0.00	38,240.00
40107 Master	0.00	2,762.04	(2,762.04)	0.00	2,762.04	(2,762.04)	33,144.48
40200 Court Funds Income	0.00	294.88	(294.88)	0.00	294.88	(294.88)	3,538.52
TOTAL Income	3,186.67	6,243.59	(3,056.92)	3,186.67	6,243.59	(3,056.92)	74,923.00
TOTAL Income	3,186.67	6,243.59	(3,056.92)	3,186.67	6,243.59	(3,056.92)	74,923.00
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	995.67	995.67	0.00	995.67	995.67	0.00	11,948.00
TOTAL Contracted Services	995.67	995.67	0.00	995.67	995.67	0.00	11,948.00
<u>Repairs and Maintenance</u>							
50501 General Maintenance	0.00	397.50	397.50	0.00	397.50	397.50	4,770.00
50553 Storm Drain	0.00	391.67	391.67	0.00	391.67	391.67	4,700.00
50559 Landscape Extras	0.00	250.00	250.00	0.00	250.00	250.00	3,000.00
50561 Tree Trimming	0.00	383.33	383.33	0.00	383.33	383.33	4,600.00
TOTAL Repairs and Mainter	0.00	1,422.50	1,422.50	0.00	1,422.50	1,422.50	17,070.00
<u>Special Projects</u>							
50790 Capital Improvements	0.00	3,700.42	3,700.42	0.00	3,700.42	3,700.42	44,405.00
TOTAL Special Projects	0.00	3,700.42	3,700.42	0.00	3,700.42	3,700.42	44,405.00
<u>Utilities</u>							
50200 Electricity	0.00	125.00	125.00	0.00	125.00	125.00	1,500.00
TOTAL Utilities	0.00	125.00	125.00	0.00	125.00	125.00	1,500.00
TOTAL Expense	995.67	6,243.59	5,247.92	995.67	6,243.59	5,247.92	74,923.00
Excess Revenue / Expense	2,191.00	0.00	2,191.00	2,191.00	0.00	2,191.00	0.00

Hammocks Community Association Incorporated

Income Statement

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	Current Period Haciendas			Year to Date Haciendas			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	3,381.57	3,381.57	0.00	3,381.57	3,381.57	0.00	40,578.80
40107 Master	0.00	2,220.46	(2,220.46)	0.00	2,220.46	(2,220.46)	26,645.46
TOTAL Income	<u>3,381.57</u>	<u>5,602.03</u>	<u>(2,220.46)</u>	<u>3,381.57</u>	<u>5,602.03</u>	<u>(2,220.46)</u>	<u>67,224.26</u>
TOTAL Income	<u>3,381.57</u>	<u>5,602.03</u>	<u>(2,220.46)</u>	<u>3,381.57</u>	<u>5,602.03</u>	<u>(2,220.46)</u>	<u>67,224.26</u>
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	1,141.50	1,141.50	0.00	1,141.50	1,141.50	0.00	13,698.00
TOTAL Contracted Services	<u>1,141.50</u>	<u>1,141.50</u>	<u>0.00</u>	<u>1,141.50</u>	<u>1,141.50</u>	<u>0.00</u>	<u>13,698.00</u>
<u>Repairs and Maintenance</u>							
50501 General Maintenance	0.00	858.75	858.75	0.00	858.75	858.75	10,305.00
50553 Storm Drain	0.00	225.00	225.00	0.00	225.00	225.00	2,700.00
50559 Landscape Extras	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
50561 Tree Trimming	0.00	383.33	383.33	0.00	383.33	383.33	4,600.00
TOTAL Repairs and Mainter	<u>0.00</u>	<u>1,883.75</u>	<u>1,883.75</u>	<u>0.00</u>	<u>1,883.75</u>	<u>1,883.75</u>	<u>22,605.00</u>
<u>Special Projects</u>							
50790 Capital Improvements	0.00	2,220.46	2,220.46	0.00	2,220.46	2,220.46	26,645.46
TOTAL Special Projects	<u>0.00</u>	<u>2,220.46</u>	<u>2,220.46</u>	<u>0.00</u>	<u>2,220.46</u>	<u>2,220.46</u>	<u>26,645.46</u>
<u>Utilities</u>							
50200 Electricity	404.91	356.32	(48.59)	404.91	356.32	(48.59)	4,275.80
TOTAL Utilities	<u>404.91</u>	<u>356.32</u>	<u>(48.59)</u>	<u>404.91</u>	<u>356.32</u>	<u>(48.59)</u>	<u>4,275.80</u>
TOTAL Expense	<u>1,546.41</u>	<u>5,602.03</u>	<u>4,055.62</u>	<u>1,546.41</u>	<u>5,602.03</u>	<u>4,055.62</u>	<u>67,224.26</u>
Excess Revenue / Expense	<u>1,835.16</u>	<u>0.00</u>	<u>1,835.16</u>	<u>1,835.16</u>	<u>0.00</u>	<u>1,835.16</u>	<u>0.00</u>

Hammocks Community Association Incorporated

Income Statement

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	Current Period Juniper			Year to Date Juniper			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
Income							
40101 Owner Assessments	4,396.17	4,396.17	0.00	4,396.17	4,396.17	0.00	52,754.00
40107 Master	0.00	4,013.22	(4,013.22)	0.00	4,013.22	(4,013.22)	48,158.64
40200 Court Funds Income	0.00	386.47	(386.47)	0.00	386.47	(386.47)	4,637.65
TOTAL Income	4,396.17	8,795.86	(4,399.69)	4,396.17	8,795.86	(4,399.69)	105,550.29
TOTAL Income	4,396.17	8,795.86	(4,399.69)	4,396.17	8,795.86	(4,399.69)	105,550.29
Expense							
Contracted Services							
50731 Lawn Maintenance	1,449.92	1,449.92	0.00	1,449.92	1,449.92	0.00	17,399.00
TOTAL Contracted Services	1,449.92	1,449.92	0.00	1,449.92	1,449.92	0.00	17,399.00
Repairs and Maintenance							
50501 General Maintenance	0.00	333.33	333.33	0.00	333.33	333.33	4,000.00
50553 Storm Drain	0.00	150.00	150.00	0.00	150.00	150.00	1,800.00
50559 Landscape Extras	0.00	250.00	250.00	0.00	250.00	250.00	3,000.00
50561 Tree Trimming	0.00	450.00	450.00	0.00	450.00	450.00	5,400.00
TOTAL Repairs and Mainter	0.00	1,183.33	1,183.33	0.00	1,183.33	1,183.33	14,200.00
Special Projects							
50790 Capital Improvements	0.00	5,681.00	5,681.00	0.00	5,681.00	5,681.00	68,172.00
TOTAL Special Projects	0.00	5,681.00	5,681.00	0.00	5,681.00	5,681.00	68,172.00
Utilities							
50200 Electricity	547.77	481.61	(66.16)	547.77	481.61	(66.16)	5,779.29
TOTAL Utilities	547.77	481.61	(66.16)	547.77	481.61	(66.16)	5,779.29
TOTAL Expense	1,997.69	8,795.86	6,798.17	1,997.69	8,795.86	6,798.17	105,550.29
Excess Revenue / Expense	2,398.48	0.00	2,398.48	2,398.48	0.00	2,398.48	0.00

Hammocks Community Association Incorporated

Income Statement

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	Current Period Lakeside			Year to Date Lakeside			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	3,581.00	3,581.00	0.00	3,581.00	3,581.00	0.00	42,972.00
40107 Master	0.00	3,328.61	(3,328.61)	0.00	3,328.61	(3,328.61)	39,943.35
40200 Court Funds Income	0.00	682.27	(682.27)	0.00	682.27	(682.27)	8,187.25
TOTAL Income	3,581.00	7,591.88	(4,010.88)	3,581.00	7,591.88	(4,010.88)	91,102.60
TOTAL Income	3,581.00	7,591.88	(4,010.88)	3,581.00	7,591.88	(4,010.88)	91,102.60
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	1,183.17	1,183.17	0.00	1,183.17	1,183.17	0.00	14,198.00
TOTAL Contracted Services	1,183.17	1,183.17	0.00	1,183.17	1,183.17	0.00	14,198.00
<u>Repairs and Maintenance</u>							
50501 General Maintenance	0.00	333.33	333.33	0.00	333.33	333.33	4,000.00
50553 Storm Drain	0.00	150.00	150.00	0.00	150.00	150.00	1,800.00
50559 Landscape Extras	0.00	250.00	250.00	0.00	250.00	250.00	3,000.00
50561 Tree Trimming	0.00	183.33	183.33	0.00	183.33	183.33	2,200.00
TOTAL Repairs and Mainter	0.00	916.66	916.66	0.00	916.66	916.66	11,000.00
<u>Special Projects</u>							
50790 Capital Improvements	0.00	5,093.08	5,093.08	0.00	5,093.08	5,093.08	61,116.93
TOTAL Special Projects	0.00	5,093.08	5,093.08	0.00	5,093.08	5,093.08	61,116.93
<u>Utilities</u>							
50200 Electricity	480.77	398.97	(81.80)	480.77	398.97	(81.80)	4,787.67
TOTAL Utilities	480.77	398.97	(81.80)	480.77	398.97	(81.80)	4,787.67
TOTAL Expense	1,663.94	7,591.88	5,927.94	1,663.94	7,591.88	5,927.94	91,102.60
Excess Revenue / Expense	1,917.06	0.00	1,917.06	1,917.06	0.00	1,917.06	0.00

Hammocks Community Association Incorporated

Income Statement

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	Current Period Live Oak			Year to Date Live Oak			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	2,383.48	2,383.48	0.00	2,383.48	2,383.48	0.00	28,601.73
40107 Master	0.00	1,352.92	(1,352.92)	0.00	1,352.92	(1,352.92)	16,235.00
TOTAL Income	<u>2,383.48</u>	<u>3,736.40</u>	<u>(1,352.92)</u>	<u>2,383.48</u>	<u>3,736.40</u>	<u>(1,352.92)</u>	<u>44,836.73</u>
TOTAL Income	<u>2,383.48</u>	<u>3,736.40</u>	<u>(1,352.92)</u>	<u>2,383.48</u>	<u>3,736.40</u>	<u>(1,352.92)</u>	<u>44,836.73</u>
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	816.42	816.42	0.00	816.42	816.42	0.00	9,797.00
TOTAL Contracted Services	<u>816.42</u>	<u>816.42</u>	<u>0.00</u>	<u>816.42</u>	<u>816.42</u>	<u>0.00</u>	<u>9,797.00</u>
<u>Repairs and Maintenance</u>							
50501 General Maintenance	0.00	580.17	580.17	0.00	580.17	580.17	6,962.00
50553 Storm Drain	0.00	83.33	83.33	0.00	83.33	83.33	1,000.00
50559 Landscape Extras	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
50561 Tree Trimming	0.00	250.00	250.00	0.00	250.00	250.00	3,000.00
TOTAL Repairs and Mainter	<u>0.00</u>	<u>1,330.17</u>	<u>1,330.17</u>	<u>0.00</u>	<u>1,330.17</u>	<u>1,330.17</u>	<u>15,962.00</u>
<u>Special Projects</u>							
50790 Capital Improvements	0.00	1,352.92	1,352.92	0.00	1,352.92	1,352.92	16,235.00
TOTAL Special Projects	<u>0.00</u>	<u>1,352.92</u>	<u>1,352.92</u>	<u>0.00</u>	<u>1,352.92</u>	<u>1,352.92</u>	<u>16,235.00</u>
<u>Utilities</u>							
50200 Electricity	269.41	236.89	(32.52)	269.41	236.89	(32.52)	2,842.73
TOTAL Utilities	<u>269.41</u>	<u>236.89</u>	<u>(32.52)</u>	<u>269.41</u>	<u>236.89</u>	<u>(32.52)</u>	<u>2,842.73</u>
TOTAL Expense	<u>1,085.83</u>	<u>3,736.40</u>	<u>2,650.57</u>	<u>1,085.83</u>	<u>3,736.40</u>	<u>2,650.57</u>	<u>44,836.73</u>
Excess Revenue / Expense	<u>1,297.65</u>	<u>0.00</u>	<u>1,297.65</u>	<u>1,297.65</u>	<u>0.00</u>	<u>1,297.65</u>	<u>0.00</u>

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	Current Period Oaklake			Year to Date Oaklake			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	2,823.00	2,823.00	0.00	2,823.00	2,823.00	0.00	33,876.00
40107 Master	0.00	2,089.25	(2,089.25)	0.00	2,089.25	(2,089.25)	25,071.00
TOTAL Income	2,823.00	4,912.25	(2,089.25)	2,823.00	4,912.25	(2,089.25)	58,947.00
TOTAL Income	2,823.00	4,912.25	(2,089.25)	2,823.00	4,912.25	(2,089.25)	58,947.00
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	933.17	933.17	0.00	933.17	933.17	0.00	11,198.00
TOTAL Contracted Services	933.17	933.17	0.00	933.17	933.17	0.00	11,198.00
<u>Repairs and Maintenance</u>							
50501 General Maintenance	0.00	611.53	611.53	0.00	611.53	611.53	7,338.38
50553 Storm Drain	0.00	133.33	133.33	0.00	133.33	133.33	1,600.00
50559 Landscape Extras	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
50561 Tree Trimming	0.00	450.00	450.00	0.00	450.00	450.00	5,400.00
TOTAL Repairs and Mainter	0.00	1,611.53	1,611.53	0.00	1,611.53	1,611.53	19,338.38
<u>Special Projects</u>							
50790 Capital Improvements	0.00	2,089.25	2,089.25	0.00	2,089.25	2,089.25	25,071.00
TOTAL Special Projects	0.00	2,089.25	2,089.25	0.00	2,089.25	2,089.25	25,071.00
<u>Utilities</u>							
50200 Electricity	316.15	278.30	(37.85)	316.15	278.30	(37.85)	3,339.62
TOTAL Utilities	316.15	278.30	(37.85)	316.15	278.30	(37.85)	3,339.62
TOTAL Expense	1,249.32	4,912.25	3,662.93	1,249.32	4,912.25	3,662.93	58,947.00
Excess Revenue / Expense	1,573.68	0.00	1,573.68	1,573.68	0.00	1,573.68	0.00

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Income Statement

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	Current Period Oakwood			Year to Date Oakwood			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	2,181.42	2,181.42	0.00	2,181.42	2,181.42	0.00	26,177.00
40107 Master	0.00	2,006.61	(2,006.61)	0.00	2,006.61	(2,006.61)	24,079.32
40200 Court Funds Income	0.00	263.69	(263.69)	0.00	263.69	(263.69)	3,164.30
TOTAL Income	2,181.42	4,451.72	(2,270.30)	2,181.42	4,451.72	(2,270.30)	53,420.62
TOTAL Income	2,181.42	4,451.72	(2,270.30)	2,181.42	4,451.72	(2,270.30)	53,420.62
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	724.83	724.83	0.00	724.83	724.83	0.00	8,698.00
TOTAL Contracted Services	724.83	724.83	0.00	724.83	724.83	0.00	8,698.00
<u>Repairs and Maintenance</u>							
50501 General Maintenance	0.00	335.58	335.58	0.00	335.58	335.58	4,027.00
50553 Storm Drain	0.00	83.33	83.33	0.00	83.33	83.33	1,000.00
50559 Landscape Extras	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
50561 Tree Trimming	0.00	183.33	183.33	0.00	183.33	183.33	2,200.00
TOTAL Repairs and Mainter	0.00	1,018.91	1,018.91	0.00	1,018.91	1,018.91	12,227.00
<u>Special Projects</u>							
50790 Capital Improvements	0.00	2,291.00	2,291.00	0.00	2,291.00	2,291.00	27,492.00
TOTAL Special Projects	0.00	2,291.00	2,291.00	0.00	2,291.00	2,291.00	27,492.00
<u>Utilities</u>							
50200 Electricity	472.56	416.97	(55.59)	472.56	416.97	(55.59)	5,003.62
TOTAL Utilities	472.56	416.97	(55.59)	472.56	416.97	(55.59)	5,003.62
TOTAL Expense	1,197.39	4,451.71	3,254.32	1,197.39	4,451.71	3,254.32	53,420.62
Excess Revenue / Expense	984.03	0.01	984.02	984.03	0.01	984.02	0.00

Hammocks Community Association Incorporated

Income Statement

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	Current Period Operating			Year to Date Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	463,770.75	463,770.75	0.00	463,770.75	463,770.75	0.00	5,565,249.00
40102 Late Fees & Interest	283.36	0.00	283.36	283.36	0.00	283.36	0.00
40103 Non-Sufficient Funds	735.00	0.00	735.00	735.00	0.00	735.00	0.00
40150 Boat Rental	4,400.00	4,166.67	233.33	4,400.00	4,166.67	233.33	50,000.00
40152 Clubhouse Rental	1,200.00	1,250.00	(50.00)	1,200.00	1,250.00	(50.00)	15,000.00
40172 Owner Administrative Fees	299.00	0.00	299.00	299.00	0.00	299.00	0.00
40191 Bank Interest	2,201.79	0.00	2,201.79	2,201.79	0.00	2,201.79	0.00
40200 Court Funds Income	0.00	57,586.50	(57,586.50)	0.00	57,586.50	(57,586.50)	691,038.04
TOTAL Income	472,889.90	526,773.92	(53,884.02)	472,889.90	526,773.92	(53,884.02)	6,321,287.04
TOTAL Income	472,889.90	526,773.92	(53,884.02)	472,889.90	526,773.92	(53,884.02)	6,321,287.04
Expense							
<u>Contracted Services</u>							
50179 Miami Dade Sheriff Office	12,136.00	9,250.00	(2,886.00)	12,136.00	9,250.00	(2,886.00)	111,000.00
50700 Management Fee	28,580.10	28,841.83	261.73	28,580.10	28,841.83	261.73	346,102.01
50703 Alarm Monitoring	0.00	250.00	250.00	0.00	250.00	250.00	3,000.00
50708 Security Services	6,189.19	51,427.82	45,238.63	6,189.19	51,427.82	45,238.63	617,133.89
50712 Outdoor Equipment - Financing	0.00	6,000.00	6,000.00	0.00	6,000.00	6,000.00	72,000.00
50731 Lawn Maintenance	62,416.63	43,612.50	(18,804.13)	62,416.63	43,612.50	(18,804.13)	523,350.00
50736 Pool/Spa Contract	3,822.00	3,822.00	0.00	3,822.00	3,822.00	0.00	45,864.00
50744 Lake Maintenance	1,050.00	3,875.00	2,825.00	1,050.00	3,875.00	2,825.00	46,500.00
50754 Beach Contract	3,110.00	1,078.00	(2,032.00)	3,110.00	1,078.00	(2,032.00)	12,936.00
TOTAL Contracted Services	117,303.92	148,157.15	30,853.23	117,303.92	148,157.15	30,853.23	1,777,885.90
<u>Financing</u>							
50144 Bank Fees	989.90	0.00	(989.90)	989.90	0.00	(989.90)	0.00
TOTAL Financing	989.90	0.00	(989.90)	989.90	0.00	(989.90)	0.00
<u>General & Administrative</u>							
50101 Audit Fees	0.00	2,625.00	2,625.00	0.00	2,625.00	2,625.00	31,500.00
50103 CPA Auditing Fees	16,000.00	0.00	(16,000.00)	16,000.00	0.00	(16,000.00)	0.00
50106 Legal Fees	43,643.00	50,000.00	6,357.00	43,643.00	50,000.00	6,357.00	600,000.00
50107 Board Meetings	131.36	558.33	426.97	131.36	558.33	426.97	6,700.00
50110 Copier Maint/Supply	325.02	291.67	(33.35)	325.02	291.67	(33.35)	3,500.00
50115 Postage	325.20	0.00	(325.20)	325.20	0.00	(325.20)	0.00
50116 Printing & Postage	4,602.88	1,166.67	(3,436.21)	4,602.88	1,166.67	(3,436.21)	14,000.00
50117 Coupons	33,744.00	7,970.38	(25,773.62)	33,744.00	7,970.38	(25,773.62)	95,644.60
50119 Storage - Archives	2,000.00	333.33	(1,666.67)	2,000.00	333.33	(1,666.67)	4,000.00
50122 Maint/Vehicle Expense & Gas	5,613.79	2,083.33	(3,530.46)	5,613.79	2,083.33	(3,530.46)	25,000.00
50123 Election-related costs	0.00	1,666.67	1,666.67	0.00	1,666.67	1,666.67	20,000.00
50124 Admin- Accounting Fees	69.00	833.33	764.33	69.00	833.33	764.33	10,000.00
50125 Admin- Computer Maint/Supp	(79.00)	100.00	179.00	(79.00)	100.00	179.00	1,200.00
50127 Office Equipment	64.19	0.00	(64.19)	64.19	0.00	(64.19)	0.00
50128 Architectural Expense	0.00	375.00	375.00	0.00	375.00	375.00	4,500.00

Hammocks Community Association Incorporated

Income Statement

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	Current Period Operating			Year to Date Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
50195 Employee Uniforms	0.00	500.00	500.00	0.00	500.00	500.00	6,000.00
TOTAL General & Administr	106,439.44	68,503.71	(37,935.73)	106,439.44	68,503.71	(37,935.73)	822,044.60
<u>Insurance</u>							
50130 Insurance	111,722.48	129,268.17	17,545.69	111,722.48	129,268.17	17,545.69	1,551,218.00
TOTAL Insurance	111,722.48	129,268.17	17,545.69	111,722.48	129,268.17	17,545.69	1,551,218.00
<u>Licenses & Permits</u>							
50172 Annual Report	52.00	5.42	(46.58)	52.00	5.42	(46.58)	65.00
TOTAL Licenses & Permits	52.00	5.42	(46.58)	52.00	5.42	(46.58)	65.00
<u>Licenses& Permits</u>							
50177 License,Taxes,Permit	1,200.00	1,250.00	50.00	1,200.00	1,250.00	50.00	15,000.00
TOTAL Licenses& Permits	1,200.00	1,250.00	50.00	1,200.00	1,250.00	50.00	15,000.00
<u>Office & Tech</u>							
50120 Office Supplies	1,333.81	500.00	(833.81)	1,333.81	500.00	(833.81)	6,000.00
50121 IT Services	1,213.56	416.67	(796.89)	1,213.56	416.67	(796.89)	5,000.00
TOTAL Office & Tech	2,547.37	916.67	(1,630.70)	2,547.37	916.67	(1,630.70)	11,000.00
<u>Other General Administrative</u>							
50182 Community Social Events	3,695.29	3,333.33	(361.96)	3,695.29	3,333.33	(361.96)	40,000.00
50190 Bad Debt	4,417.29	0.00	(4,417.29)	4,417.29	0.00	(4,417.29)	0.00
TOTAL Other General Admi	8,112.58	3,333.33	(4,779.25)	8,112.58	3,333.33	(4,779.25)	40,000.00
<u>Personnel</u>							
50002 Salaries- - Manager	12,972.76	12,972.92	0.16	12,972.76	12,972.92	0.16	155,675.00
50003 Salaries - Assistant Manager	5,363.86	5,811.87	448.01	5,363.86	5,811.87	448.01	69,742.40
50004 Salaries- - Administrative Assistant	19,122.06	18,473.43	(648.63)	19,122.06	18,473.43	(648.63)	221,681.20
50006 Salaries - Front Desk	9,148.07	13,152.54	4,004.47	9,148.07	13,152.54	4,004.47	157,830.50
50008 Salaries- - Recreation	12,363.16	22,157.74	9,794.58	12,363.16	22,157.74	9,794.58	265,892.90
50009 Salaries- - Janitorial	18,201.14	7,264.83	(10,936.31)	18,201.14	7,264.83	(10,936.31)	87,178.00
50010 Salaries - Maintenance	18,271.00	33,075.75	14,804.75	18,271.00	33,075.75	14,804.75	396,908.98
50031 Salaries- - Health Insurance	7,380.00	10,342.88	2,962.88	7,380.00	10,342.88	2,962.88	124,114.56
TOTAL Personnel	102,822.05	123,251.96	20,429.91	102,822.05	123,251.96	20,429.91	1,479,023.54
<u>Repairs and Maintenance</u>							
50501 General Maintenance	1,173.73	3,333.33	2,159.60	1,173.73	3,333.33	2,159.60	40,000.00
50503 Air Conditioning	82.04	416.67	334.63	82.04	416.67	334.63	5,000.00
50518 Electrical	2,529.22	416.67	(2,112.55)	2,529.22	416.67	(2,112.55)	5,000.00
50524 Rec Center	8,052.86	3,750.00	(4,302.86)	8,052.86	3,750.00	(4,302.86)	45,000.00
50536 Janitorial Supplies	2,463.40	1,250.00	(1,213.40)	2,463.40	1,250.00	(1,213.40)	15,000.00
50542 Maintenance Supplies	99.94	1,250.00	1,150.06	99.94	1,250.00	1,150.06	15,000.00
50545 Pest Control	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
50547 Pool Repairs	(16.04)	4,166.67	4,182.71	(16.04)	4,166.67	4,182.71	50,000.00
50559 Landscape Extras	0.00	2,083.33	2,083.33	0.00	2,083.33	2,083.33	25,000.00
50561 Tree Trimming	0.00	13,504.17	13,504.17	0.00	13,504.17	13,504.17	162,050.00
TOTAL Repairs and Maintainer	14,385.15	30,587.51	16,202.36	14,385.15	30,587.51	16,202.36	367,050.00

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	Current Period Operating			Year to Date Operating			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Special Projects							
50790 Capital Improvements	86,693.82	5,833.33	(80,860.49)	86,693.82	5,833.33	(80,860.49)	70,000.00
TOTAL Special Projects	86,693.82	5,833.33	(80,860.49)	86,693.82	5,833.33	(80,860.49)	70,000.00
Utilities							
50200 Electricity	5,095.90	8,333.33	3,237.43	5,095.90	8,333.33	3,237.43	100,000.00
50201 Water & Sewer	8,608.21	3,166.67	(5,441.54)	8,608.21	3,166.67	(5,441.54)	38,000.00
50203 Cable TV	462.94	0.00	(462.94)	462.94	0.00	(462.94)	0.00
50205 Telephone	455.99	833.33	377.34	455.99	833.33	377.34	10,000.00
50207 Waste Collection	2,203.01	3,333.33	1,130.32	2,203.01	3,333.33	1,130.32	40,000.00
TOTAL Utilities	16,826.05	15,666.66	(1,159.39)	16,826.05	15,666.66	(1,159.39)	188,000.00
TOTAL Expense	569,094.76	526,773.91	(42,320.85)	569,094.76	526,773.91	(42,320.85)	6,321,287.04
Excess Revenue / Expense	(96,204.86)	0.01	(96,204.87)	(96,204.86)	0.01	(96,204.87)	0.00

Hammocks Community Association Incorporated

Income Statement

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	Current Period Paseos I			Year to Date Paseos I			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	1,241.75	1,241.75	0.00	1,241.75	1,241.75	0.00	14,901.00
40107 Master	0.00	1,227.57	(1,227.57)	0.00	1,227.57	(1,227.57)	14,730.88
40200 Court Funds Income	0.00	677.04	(677.04)	0.00	677.04	(677.04)	8,124.44
TOTAL Income	1,241.75	3,146.36	(1,904.61)	1,241.75	3,146.36	(1,904.61)	37,756.32
TOTAL Income	1,241.75	3,146.36	(1,904.61)	1,241.75	3,146.36	(1,904.61)	37,756.32
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	449.83	449.83	0.00	449.83	449.83	0.00	5,398.00
TOTAL Contracted Services	449.83	449.83	0.00	449.83	449.83	0.00	5,398.00
<u>Repairs and Maintenance</u>							
50501 General Maintenance	0.00	166.67	166.67	0.00	166.67	166.67	2,000.00
50553 Storm Drain	0.00	108.33	108.33	0.00	108.33	108.33	1,300.00
50559 Landscape Extras	0.00	250.00	250.00	0.00	250.00	250.00	3,000.00
50561 Tree Trimming	0.00	183.33	183.33	0.00	183.33	183.33	2,200.00
TOTAL Repairs and Mainter	0.00	708.33	708.33	0.00	708.33	708.33	8,500.00
<u>Special Projects</u>							
50790 Capital Improvements	999.00	1,802.17	803.17	999.00	1,802.17	803.17	21,626.00
TOTAL Special Projects	999.00	1,802.17	803.17	999.00	1,802.17	803.17	21,626.00
<u>Utilities</u>							
50200 Electricity	258.51	186.03	(72.48)	258.51	186.03	(72.48)	2,232.32
TOTAL Utilities	258.51	186.03	(72.48)	258.51	186.03	(72.48)	2,232.32
TOTAL Expense	1,707.34	3,146.36	1,439.02	1,707.34	3,146.36	1,439.02	37,756.32
Excess Revenue / Expense	(465.59)	0.00	(465.59)	(465.59)	0.00	(465.59)	0.00

Hammocks Community Association Incorporated

Income Statement

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	Current Period Paseos II			Year to Date Paseos II			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	3,156.25	3,156.25	0.00	3,156.25	3,156.25	0.00	37,875.00
40107 Master	0.00	1,519.58	(1,519.58)	0.00	1,519.58	(1,519.58)	18,234.92
TOTAL Income	<u>3,156.25</u>	<u>4,675.83</u>	<u>(1,519.58)</u>	<u>3,156.25</u>	<u>4,675.83</u>	<u>(1,519.58)</u>	<u>56,109.92</u>
TOTAL Income	<u>3,156.25</u>	<u>4,675.83</u>	<u>(1,519.58)</u>	<u>3,156.25</u>	<u>4,675.83</u>	<u>(1,519.58)</u>	<u>56,109.92</u>
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	674.83	674.83	0.00	674.83	674.83	0.00	8,098.00
TOTAL Contracted Services	<u>674.83</u>	<u>674.83</u>	<u>0.00</u>	<u>674.83</u>	<u>674.83</u>	<u>0.00</u>	<u>8,098.00</u>
<u>Repairs and Maintenance</u>							
50501 General Maintenance	204.06	1,148.17	944.11	204.06	1,148.17	944.11	13,778.00
50553 Storm Drain	0.00	83.33	83.33	0.00	83.33	83.33	1,000.00
50559 Landscape Extras	0.00	500.00	500.00	0.00	500.00	500.00	6,000.00
50561 Tree Trimming	0.00	250.00	250.00	0.00	250.00	250.00	3,000.00
TOTAL Repairs and Mainter	<u>204.06</u>	<u>1,981.50</u>	<u>1,777.44</u>	<u>204.06</u>	<u>1,981.50</u>	<u>1,777.44</u>	<u>23,778.00</u>
<u>Special Projects</u>							
50790 Capital Improvements	0.00	1,784.67	1,784.67	0.00	1,784.67	1,784.67	21,416.00
TOTAL Special Projects	<u>0.00</u>	<u>1,784.67</u>	<u>1,784.67</u>	<u>0.00</u>	<u>1,784.67</u>	<u>1,784.67</u>	<u>21,416.00</u>
<u>Utilities</u>							
50200 Electricity	858.64	234.83	(623.81)	858.64	234.83	(623.81)	2,817.92
TOTAL Utilities	<u>858.64</u>	<u>234.83</u>	<u>(623.81)</u>	<u>858.64</u>	<u>234.83</u>	<u>(623.81)</u>	<u>2,817.92</u>
TOTAL Expense	<u>1,737.53</u>	<u>4,675.83</u>	<u>2,938.30</u>	<u>1,737.53</u>	<u>4,675.83</u>	<u>2,938.30</u>	<u>56,109.92</u>
Excess Revenue / Expense	<u>1,418.72</u>	<u>0.00</u>	<u>1,418.72</u>	<u>1,418.72</u>	<u>0.00</u>	<u>1,418.72</u>	<u>0.00</u>

Hammocks Community Association Incorporated

Income Statement

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	Current Period Pelican Point			Year to Date Pelican Point			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	1,287.55	1,287.58	(0.03)	1,287.55	1,287.58	(0.03)	15,451.00
40107 Master	0.00	1,298.40	(1,298.40)	0.00	1,298.40	(1,298.40)	15,580.74
40200 Court Funds Income	0.00	270.35	(270.35)	0.00	270.35	(270.35)	3,244.25
TOTAL Income	1,287.55	2,856.33	(1,568.78)	1,287.55	2,856.33	(1,568.78)	34,275.99
TOTAL Income	1,287.55	2,856.33	(1,568.78)	1,287.55	2,856.33	(1,568.78)	34,275.99
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	458.17	458.17	0.00	458.17	458.17	0.00	5,498.00
TOTAL Contracted Services	458.17	458.17	0.00	458.17	458.17	0.00	5,498.00
<u>Repairs and Maintenance</u>							
50501 General Maintenance	0.00	220.17	220.17	0.00	220.17	220.17	2,642.00
50553 Storm Drain	0.00	75.00	75.00	0.00	75.00	75.00	900.00
50559 Landscape Extras	0.00	250.00	250.00	0.00	250.00	250.00	3,000.00
50561 Tree Trimming	0.00	250.00	250.00	0.00	250.00	250.00	3,000.00
TOTAL Repairs and Mainter	0.00	795.17	795.17	0.00	795.17	795.17	9,542.00
<u>Special Projects</u>							
50790 Capital Improvements	0.00	1,563.92	1,563.92	0.00	1,563.92	1,563.92	18,767.10
TOTAL Special Projects	0.00	1,563.92	1,563.92	0.00	1,563.92	1,563.92	18,767.10
<u>Utilities</u>							
50200 Electricity	29.78	39.07	9.29	29.78	39.07	9.29	468.89
TOTAL Utilities	29.78	39.07	9.29	29.78	39.07	9.29	468.89
TOTAL Expense	487.95	2,856.33	2,368.38	487.95	2,856.33	2,368.38	34,275.99
Excess Revenue / Expense	799.60	0.00	799.60	799.60	0.00	799.60	0.00

Hammocks Community Association Incorporated

Income Statement

Posted 1/1/2026 To 1/31/2026 11:59:00 PM

	Current Period Skylark			Year to Date Skylark			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	1,385.08	1,385.08	0.00	1,385.08	1,385.08	0.00	16,621.00
40107 Master	0.00	1,163.34	(1,163.34)	0.00	1,163.34	(1,163.34)	13,960.13
TOTAL Income	<u>1,385.08</u>	<u>2,548.42</u>	<u>(1,163.34)</u>	<u>1,385.08</u>	<u>2,548.42</u>	<u>(1,163.34)</u>	<u>30,581.13</u>
TOTAL Income	<u>1,385.08</u>	<u>2,548.42</u>	<u>(1,163.34)</u>	<u>1,385.08</u>	<u>2,548.42</u>	<u>(1,163.34)</u>	<u>30,581.13</u>
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	474.92	474.92	0.00	474.92	474.92	0.00	5,699.00
TOTAL Contracted Services	<u>474.92</u>	<u>474.92</u>	<u>0.00</u>	<u>474.92</u>	<u>474.92</u>	<u>0.00</u>	<u>5,699.00</u>
<u>Repairs and Maintenance</u>							
50501 General Maintenance	46.60	416.67	370.07	46.60	416.67	370.07	5,000.00
50553 Storm Drain	0.00	50.00	50.00	0.00	50.00	50.00	600.00
50559 Landscape Extras	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
50561 Tree Trimming	0.00	183.33	183.33	0.00	183.33	183.33	2,200.00
TOTAL Repairs and Mainter	<u>46.60</u>	<u>1,066.67</u>	<u>1,020.07</u>	<u>46.60</u>	<u>1,066.67</u>	<u>1,020.07</u>	<u>12,800.00</u>
<u>Special Projects</u>							
50790 Capital Improvements	0.00	886.42	886.42	0.00	886.42	886.42	10,637.00
TOTAL Special Projects	<u>0.00</u>	<u>886.42</u>	<u>886.42</u>	<u>0.00</u>	<u>886.42</u>	<u>886.42</u>	<u>10,637.00</u>
<u>Utilities</u>							
50200 Electricity	138.48	120.43	(18.05)	138.48	120.43	(18.05)	1,445.13
TOTAL Utilities	<u>138.48</u>	<u>120.43</u>	<u>(18.05)</u>	<u>138.48</u>	<u>120.43</u>	<u>(18.05)</u>	<u>1,445.13</u>
TOTAL Expense	<u>660.00</u>	<u>2,548.44</u>	<u>1,888.44</u>	<u>660.00</u>	<u>2,548.44</u>	<u>1,888.44</u>	<u>30,581.13</u>
Excess Revenue / Expense	<u>725.08</u>	<u>(0.02)</u>	<u>725.10</u>	<u>725.08</u>	<u>(0.02)</u>	<u>725.10</u>	<u>0.00</u>

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	Current Period Spicewood			Year to Date Spicewood			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	1,357.58	1,357.58	0.00	1,357.58	1,357.58	0.00	16,291.00
40107 Master	0.00	1,227.57	(1,227.57)	0.00	1,227.57	(1,227.57)	14,730.88
40200 Court Funds Income	0.00	295.03	(295.03)	0.00	295.03	(295.03)	3,540.32
TOTAL Income	1,357.58	2,880.18	(1,522.60)	1,357.58	2,880.18	(1,522.60)	34,562.20
TOTAL Income	1,357.58	2,880.18	(1,522.60)	1,357.58	2,880.18	(1,522.60)	34,562.20
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	445.67	445.67	0.00	445.67	445.67	0.00	5,348.00
TOTAL Contracted Services	445.67	445.67	0.00	445.67	445.67	0.00	5,348.00
<u>Repairs and Maintenance</u>							
50501 General Maintenance	0.00	433.67	433.67	0.00	433.67	433.67	5,204.00
50553 Storm Drain	0.00	41.67	41.67	0.00	41.67	41.67	500.00
50559 Landscape Extras	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
50561 Tree Trimming	0.00	316.67	316.67	0.00	316.67	316.67	3,800.00
TOTAL Repairs and Mainter	0.00	1,208.68	1,208.68	0.00	1,208.68	1,208.68	14,504.00
<u>Special Projects</u>							
50790 Capital Improvements	0.00	1,088.58	1,088.58	0.00	1,088.58	1,088.58	13,063.00
TOTAL Special Projects	0.00	1,088.58	1,088.58	0.00	1,088.58	1,088.58	13,063.00
<u>Utilities</u>							
50200 Electricity	284.64	137.27	(147.37)	284.64	137.27	(147.37)	1,647.20
TOTAL Utilities	284.64	137.27	(147.37)	284.64	137.27	(147.37)	1,647.20
TOTAL Expense	730.31	2,880.20	2,149.89	730.31	2,880.20	2,149.89	34,562.20
Excess Revenue / Expense	627.27	(0.02)	627.29	627.27	(0.02)	627.29	0.00

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	Current Period Sunflower			Year to Date Sunflower			Annual
	Actual	Budget	\$ Var	Actual	Budget	\$ Var	
Income							
<u>Income</u>							
40101 Owner Assessments	2,183.13	2,183.13	0.00	2,183.13	2,183.13	0.00	26,197.57
40107 Master	0.00	1,179.58	(1,179.58)	0.00	1,179.58	(1,179.58)	14,155.00
TOTAL Income	<u>2,183.13</u>	<u>3,362.71</u>	<u>(1,179.58)</u>	<u>2,183.13</u>	<u>3,362.71</u>	<u>(1,179.58)</u>	<u>40,352.57</u>
TOTAL Income	<u>2,183.13</u>	<u>3,362.71</u>	<u>(1,179.58)</u>	<u>2,183.13</u>	<u>3,362.71</u>	<u>(1,179.58)</u>	<u>40,352.57</u>
Expense							
<u>Contracted Services</u>							
50731 Lawn Maintenance	733.17	733.17	0.00	733.17	733.17	0.00	8,798.00
TOTAL Contracted Services	<u>733.17</u>	<u>733.17</u>	<u>0.00</u>	<u>733.17</u>	<u>733.17</u>	<u>0.00</u>	<u>8,798.00</u>
<u>Repairs and Maintenance</u>							
50501 General Maintenance	0.00	564.17	564.17	0.00	564.17	564.17	6,770.00
50553 Storm Drain	0.00	91.67	91.67	0.00	91.67	91.67	1,100.00
50559 Landscape Extras	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
50561 Tree Trimming	0.00	116.67	116.67	0.00	116.67	116.67	1,400.00
TOTAL Repairs and Maintainer	<u>0.00</u>	<u>1,189.18</u>	<u>1,189.18</u>	<u>0.00</u>	<u>1,189.18</u>	<u>1,189.18</u>	<u>14,270.00</u>
<u>Special Projects</u>							
50790 Capital Improvements	0.00	1,179.58	1,179.58	0.00	1,179.58	1,179.58	14,155.00
TOTAL Special Projects	<u>0.00</u>	<u>1,179.58</u>	<u>1,179.58</u>	<u>0.00</u>	<u>1,179.58</u>	<u>1,179.58</u>	<u>14,155.00</u>
<u>Utilities</u>							
50200 Electricity	291.89	260.80	(31.09)	291.89	260.80	(31.09)	3,129.57
TOTAL Utilities	<u>291.89</u>	<u>260.80</u>	<u>(31.09)</u>	<u>291.89</u>	<u>260.80</u>	<u>(31.09)</u>	<u>3,129.57</u>
TOTAL Expense	<u>1,025.06</u>	<u>3,362.73</u>	<u>2,337.67</u>	<u>1,025.06</u>	<u>3,362.73</u>	<u>2,337.67</u>	<u>40,352.57</u>
Excess Revenue / Expense	<u>1,158.07</u>	<u>(0.02)</u>	<u>1,158.09</u>	<u>1,158.07</u>	<u>(0.02)</u>	<u>1,158.09</u>	<u>0.00</u>