

Chiwawa Communities Association

Profit and Loss

January - December 2024

	TOTAL
Income	
Assessment	362,960.00
Convenience Fees	2,963.10
Parts Sold to Members	3,123.70
Unapplied Cash Payment Income	198.80
Total Income	\$369,245.60
GROSS PROFIT	\$369,245.60
Expenses	
Accountant	9,505.00
Admin Office Operations	
Computer Software	3,077.63
Computer/Printer Hardware	769.61
Depreciation Expense	37,230.36
License, Permits and Fees	623.25
Mail	4,112.03
Meetings	1,314.12
Office Supplies	3,027.02
Reserve Study	1,384.00
Utilities	6,910.41
Total Admin Office Operations	58,448.43
Attorney Fees	49,548.96
Bank Service Charge	888.37
Bookkeeper	8,423.40
General Maintenance & Operations	
Community Space Maintenance	
Fire Wise	6,390.84
Mosquito Abatement	2,337.70
Sanican	601.84
Total Community Space Maintenance	9,330.38
Total General Maintenance & Operations	9,330.38
Insurance	50,209.81
Manager	21,600.00
Water System	
Contracted Repairs	25,152.88
Water System Administrator	57,633.84
Professional Organizations, Memberships, & Conferences	3,614.38
Total Water System Administrator	61,248.22
Total Water System	86,401.10

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	TOTAL
Water System Maintenance, Repair, Operations	
811 (One Call Concept)	38.41
DOH Permits & Licensing	631.60
Fuel	2,119.20
Parts	222.73
Parts, Materials, Supplies	16,127.84
Paving/Gravel/Tree	4,661.20
Propane	201.10
Water Quality Testing	2,970.00
Well Tank Communication	1,690.20
Total Water System Maintenance, Repair, Operations	28,662.28
Total Expenses	\$323,017.73
NET OPERATING INCOME	\$46,227.87
Other Income	
Interest Income	6,759.30
Total Other Income	\$6,759.30
Other Expenses	
Land Property Taxes	7,090.97
Total Other Expenses	\$7,090.97
NET OTHER INCOME	\$ -331.67
NET INCOME	\$45,896.20