

September 2026			
EXPENSES		TOTAL	
ADMINISTRATIVE			
CPA/tax forms			
Insurance	Farm Bureau	\$2,200.91	
Legal	Hirzel Law	\$7,181.70	
Management Fees	Level Up	\$1,200.00	
ADMINISTRATIVE TOTAL:			\$10,582.61
LANDSCAPING			
Beautification Committee	Scott Lange	\$28.99	
Beautification Committee	Paul Rangos	\$21.19	
Fertilization	Meadows	\$2,250.00	
Irrigation co-owner to reimburse	April Rain	\$100.00	
Irrigation co-owner to reimburse	April Rain	\$215.00	
Summer Lawn Care	Meadows	\$7,900.00	
LANDSCAPING TOTAL			\$10,515.18
COMMUNITY BUILDING MAINTENANCE/GROUNDS			
General Common Elements Maintenance			
Gutter clean out			
Gutter Maintenance			
Power Washing			
Fees/Permits			
Pond Treatment			
COMMUNITY MAINTENANCE/GROUNDS TOTALS			\$0.00
BUILDING REPAIR (new units)			
Asphalt/Concrete Repairs			
Building Maintenance (siding wind damaged)			
Building Maintenance (siding from mowers)			
Roof Maintenance			
BUILDING REPAIR TOTAL			\$0.00

EXPENSES		TOTAL	
MAJOR PROJECTS (original 20)			
Asphalt/Concrete Repairs	Meadows	\$6,100.00	
Roof Replacement			
Roof Repairs			
Replace wood trim & paint			
MAJOR PROJECTS TOTAL:			\$6,100.00
UTILITIES			
	DTE xxxx 8476 3	\$19.84	
	DTE xxxx 1220 1	\$19.59	
	DTE xxxx 1232 6	\$20.76	
	YCUA xxxx 100000 01	\$1,373.39	
	YCUA xxxx 100100 01	\$2,026.01	
	YCUA xxxx 100200 01	\$1,427.03	
	YCUA xxxx 100300 01	\$1,985.78	
TOTAL UTILITIES			\$6,872.40
RESERVE FUND	Transfer to Reserve	\$3,600.00	\$3,600.00
TOTAL MONTHLY EXPENSES:			\$37,670.19
Operating Account:			
Beginning Balance September 1,2026		\$22,065.31	
Credits		\$35,298.72	
August Monthly Expenses		\$37,670.19	
Ending Balance September 30, 2026		\$19,693.84	
Reserve Account			
Beginning Balance September 1, 2026		\$40,373.50	
September Deposit		\$3,600.00	
September interest		\$52.26	
Ending Balance September 30, 2026		\$44,025.76	
Total Revenue as of September 30, 2026		\$63,719.60	