

Lakewood Property Owners Association
 Actuals to Budget
 For the Year Ended March 31, 2026



	Approved Budget 2025/2026	YTD 3/31/2025 Actual	YTD 3/31/2026 Actual	Over(Under) Budget	Over(Under) Last Year
Income					
Dues per Lot	87.85				
386 lots	33,910.10	30,746.49	36,340.43	2,430.33	5,593.94
Liens Collected				-	-
T Shirt Sales	150.00			(150.00)	-
Picnic Raffles	250.00			(250.00)	-
Total Income	34,310.10	30,746.49	36,340.43	2,030.33	5,593.94
Expenses					
Officers Compensation	5,600.00	5,600.00	5,600.00	-	-
Electric Utility	750.00	758.39	814.90	64.90	56.51
Lawn Maintenance (1)	4,200.00	7,726.08	6,119.18	1,919.18	(1,606.90)
Dock Maintenance	1,750.00	1,732.62	1,499.16	(250.84)	(233.46)
Well System Maintenance	355.00	355.00	150.00	(205.00)	(205.00)
Sanitation Service	1,200.00	1,123.58	1,171.05	(28.95)	47.47
PO Box Rental	72.00	72.00	78.00	6.00	6.00
Printing & Mailing Exp (2)	700.00	795.99	2,682.28	1,982.28	1,886.29
Office Supplies	700.00	67.17	89.65	(610.35)	22.48
Lien Filing Fees	150.00	180.00		(150.00)	(180.00)
Bank Fees	160.00	160.00	62.23	(97.77)	(97.77)
Insurance Expense	3,583.00	3,561.00	3,568.00	(15.00)	7.00
POA Events Expense	1,000.00	484.64	87.16	(912.84)	(397.48)
Tshirts	500.00			(500.00)	-
Accounting Fees	600.00	1,176.70	608.00	8.00	(568.70)
Legal fees	200.00	235.00		(200.00)	(235.00)
Misc Tax Expense (Non Stock, RE)	65.00	293.46	73.79	8.79	(219.67)
Website Maint/Domain Fee	445.00	437.13	380.88	(64.12)	(56.25)
Total Expenses	22,030.00	24,758.76	22,984.28	954.28	(1,774.48)
Net Income(Loss)	12,280.10	5,987.73	13,356.15	1,076.05	7,368.42
Capital Improvements (3)	3,300.00	7,296.73	2,858.60	(441.40)	(4,438.13)

Variance Explanation:

1) Lawn Maintenance - Stump removal	1,160.50
2) Printing & Mailing - additional mailing for special election in June 2025	1,058.00
3) Cap Improvements-	
2025 - Beach excavation	4,816.00
2025 - Steps redone	2,481.00
2026 - New computer	527.00
2026 - New well sandpoint	2,331.00