

Cross Creek Homeowners Association

Budget vs Actual Cash

Jun 1, 2025 - May 31, 2026

Category	Budget	Actual	Variance
Income			
Assessments			
2023 and Earlier HOA Dues	\$0.00	\$1,738.47	\$1,738.47
2024-2025 HOA Dues	\$0.00	\$4,246.41	\$4,246.41
2025-2026 HOA Dues	\$111,240.00	\$44,743.89	-\$66,496.11
Total for Assessments	\$111,240.00	\$50,728.77	-\$60,511.23
RV LOT Fees	\$0.00	\$3,000.00	\$3,000.00
Rec Center/Pool Rental	\$0.00	\$1,000.00	\$1,000.00
Guest Swim Fees	\$0.00	\$276.00	\$276.00
Transfer Fees	\$0.00	\$59.80	\$59.80
Misc Income	\$0.00	\$154.97	\$154.97
Uncategorized Account Credits	\$0.00	\$90.00	\$90.00
Total Income	\$111,240.00	\$55,309.54	-\$55,930.46
Expenses			
Insurance			
Umbrella Insurance	\$5,123.00	\$1,048.23	\$4,074.77
Total for Insurance	\$5,123.00	\$1,048.23	\$4,074.77
Professional Services			
Lawyer Fees	\$2,178.00	\$0.00	\$2,178.00
Accountant Fees	\$4,800.00	\$0.00	\$4,800.00
Total for Professional Services	\$6,978.00	\$0.00	\$6,978.00
Staff Expenses			
Lifeguards	\$49,510.00	\$18,182.83	\$31,327.17
Bookkeeper	\$0.00	\$2,020.16	-\$2,020.16
Payroll Taxes	\$4,888.00	\$2,314.94	\$2,573.06
Total for Staff Expenses	\$54,398.00	\$22,517.93	\$31,880.07
Rec Center Repairs and Supplies	\$942.00	\$0.00	\$942.00
Pool Expenses	\$6,528.00	\$5,388.29	\$1,139.71
RV Lot Expenses	\$156.00	\$0.00	\$156.00
Common Area Expenses	\$302.00		\$302.00
Landscaping	\$22,960.00	\$10,890.00	\$12,070.00
Pest Control	\$48.00	\$105.00	-\$57.00
Special Projects	\$3,989.00	\$5,573.14	-\$1,584.14
Total for Common Area Expenses	\$27,299.00	\$16,568.14	\$10,730.86
Utilities			
Electricity	\$2,787.00	\$943.20	\$1,843.80
Garbage	\$844.00	\$193.24	\$650.76
Gas	\$3,808.00	\$1,587.21	\$2,220.79
Phones	\$775.00	\$296.97	\$478.03
Water	\$2,466.00	\$1,875.63	\$590.37
Total for Utilities	\$10,680.00	\$4,896.25	\$5,783.75
Office Supplies	\$545.00	\$0.00	\$545.00
Administrative Expenses	\$476.00	\$50.00	\$426.00

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Pay HOA	\$2,009.00	\$1,099.10	\$909.90
Quickbooks for Payroll	\$0.00	\$811.78	-\$811.78
Email Expenses	\$0.00	\$55.99	-\$55.99
Total for Administrative Expenses	\$2,485.00	\$2,016.87	\$468.13
Community Events	\$895.00	\$1,657.41	-\$762.41
Returned Fees (for Overpayment purposes)	\$0.00	\$485.00	-\$485.00
Total Expenses	\$116,029.00	\$54,578.12	\$61,450.88
Net Total	-\$4,789.00	\$731.42	\$5,520.42