

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Balance Sheet For 2/28/2023

Assets - Operating Funds

1001 - Pacific Premier Bank	\$240,169.00	
1221 - Petty Cash-Front Desk	\$300.00	

Total Assets - Operating Funds **\$240,469.00**

Reserve Funds

1401 - Pacific Premier Reserves	\$46,684.13	
1425 - Bank of SC 7237	\$32,426.00	
1426 - Bank of SC 7245	\$32,415.84	
1490 - Merrill Lynch - Liquid - 7520	\$633,020.56	
1492 - Merrill Lynch - Investment	\$429,956.70	

Total Reserve Funds **\$1,174,503.23**

Accounts Receivable

1300 - Accounts Receivable	\$957,492.14	
1302 - Due from Reserves	(\$15,821.91)	
1305 - AR - Allowance for Bad Debt	(\$603,731.00)	
1345 - Due to Operating	\$15,821.91	

Total Accounts Receivable **\$353,761.14**

Other Current Assets

1700 - Refundable Deposits-Sodexo	\$50,000.00	
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Total Other Current Assets **\$50,000.00**

Other Assets

1980 - Beneficial Interest in GRF Trust	\$652,853.31	
1990 - Accum Depr-GRF Trust	(\$419,134.18)	
1995 - Voting Interest in GRF	\$1,868,337.00	

Total Other Assets **\$2,102,056.13**

Total Assets **\$3,920,789.50**

Accrued Expenses & Payroll

2455 - Accrued Vacation	\$35,833.94	
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Total Accrued Expenses & Payroll **\$35,833.94**

Liabilities/ Accounts Payable

2019 - Owner Refund	\$299.42	
2020 - Accounts Payable	\$560,960.16	

Total Liabilities/ Accounts Payable **\$561,259.58**

Deposits Held

2036 - Holiday Fund Deposit	\$810.00	
2505 - Security Deposit	\$63,900.31	

Total Deposits Held **\$64,710.31**

Prepaid Assessments

2200 - Prepaid Owner Assessments	\$310,727.36	
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Total Prepaid Assessments **\$310,727.36**

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Balance Sheet For 2/28/2023

Capital Reserves

3120 - Reserve Interest	\$4,244.12
3808 - Roofs/Decks Reserve	\$188,127.98
3809 - Structure Reserves	\$49,520.09
3810 - Paint Reserve	\$237,742.78
3811 - Mechanical/Plumbing/Electrical Rsv	\$370,531.79
3812 - Kitchen Reserve	\$35,821.10
3813 - Flooring Reserve	\$54,570.48
3814 - Landscape/Hardscape Reserve	\$79,575.28
3815 - Recreation Facilities Reserves	\$32,100.54
3816 - Prior Year Reserves	\$103,094.90
3817 - Contingency Reserves	\$25,612.07
3820 - Mailboxes	\$399.29
3821 - Monuments	\$411.24
3822 - Laundry Equipment	\$665.53
3823 - Extractors	\$842.71
3824 - Maint Equipment	\$2,659.59
3825 - Vehicle/Truck	\$972.05
3827 - Loan Payment	(\$28,210.22)

Total Capital Reserves **\$1,158,681.32**

Bank of Southern California Loan

3800 - Loan Bank of Southern California #2204	\$1,463,095.24
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Total Bank of Southern California Loan **\$1,463,095.24**

Owners Equity-Golden Rain Foundation/ Trust

3460 - Interest from GRF Trust	\$142,971.65
3461 - Voting Interest in GRF	\$1,868,678.00
3462 - Amortization of ADV to GRF Trust	\$12,106.68
3463 - Trust Improvement Reserve	\$37,507.00

Total Owners Equity-Golden Rain Foundation/ Trust **\$2,061,263.33**

Owners Equity

3300 - Retained Earnings	(\$1,056,937.65)
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Total Owners Equity **(\$1,056,937.65)**

Net Income

3999 - Net Income (Loss)	(\$677,843.93)
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Total Net Income **(\$677,843.93)**

Total Liabilities / Equity **\$3,920,789.50**

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

GL Trial Balance For 1/1/2023 - 02/28/2023

GL	Date	Description	Beg Balance	Expenses	Contributions	End Balance
3120 Reserve Interest						
	01/01/2023	Beginning Balance	\$ (11,955.30)			
	01/01/2023	January Interest			\$ 2,857.74	
	01/01/2023	January Interest			\$ 4.13	
	01/01/2023	January Interest			\$ 4.15	
	01/01/2023	Reserve Reallocation 2023			\$ 11,955.30	
	01/31/2022	January Month End Sub-Totals	\$ (11,955.30)	\$ -	\$ 14,821.32	\$ 2,866.02
	02/01/2023	February Interest			\$ 3.73	
	02/02/2023	February Interest			\$ 1,370.66	
	02/03/2023	February Interest			\$ 3.71	
	02/28/2022	February Month End Sub-Total	\$ -	\$ -	\$ 1,378.10	\$ 1,378.10
					YTD Sub-Total:	\$ 4,244.12
3808 Roofs/Decks Reserve						
	01/31/2023	Beginning Balance	\$ 340,268.73			
	01/31/2023	January 2023 Reserve Funding			\$ 16,995.86	
	01/01/2023	Reserve Reallocation 2023		\$ 186,132.47		
	01/31/2023	January Month End Sub-Total	\$ 340,268.73	\$ 186,132.47	\$ 16,995.86	\$ 171,132.12
	02/28/2023	February 2023 Reserve Funding			\$ 16,995.86	
	02/28/2022	February Month End Sub-Total	\$ -	\$ -	\$ 16,995.86	\$ 16,995.86
					YTD Sub-Total:	\$ 188,127.98
3809 Structure Reserves						
	01/01/2023	Beginning Balance	\$ 79,750.08			
	01/31/2023	January 2023 Reserve Funding			\$ 4,170.60	
	01/01/2023	Reserve Reallocation 2023		\$ 38,571.19	\$ -	
	01/31/2023	January Month End Sub-Total	\$ 79,750.08	\$ 38,571.19	\$ 4,170.60	\$ 45,349.49
	02/28/2023	February 2023 Reserve Funding			\$ 4,170.60	
	02/28/2022	February Month End Sub-Total	\$ -	\$ -	\$ 4,170.60	\$ 4,170.60
					YTD Sub-Total:	\$ 49,520.09
3810 Paint Reserve						
	01/01/2023	Beginning Balance	\$ 331,986.12			
	01/31/2023	January 2023 Reserve Funding			\$ 16,567.41	
	01/01/2023	Reserve Reallocation 2023		\$ 127,378.16		
	01/31/2023	January Month End Sub-Total	\$ 331,986.12	\$ 127,378.16	\$ 16,567.41	\$ 221,175.37
	02/28/2023	February 2023 Reserve Funding			\$ 16,567.41	
	02/28/2022	February Month End Sub-Total	\$ -	\$ -	\$ 16,567.41	\$ 16,567.41
					YTD Sub-Total:	\$ 237,742.78
3811 Mechanical/Plumbing/Electrical Rsv						
	01/01/2023	Beginning Balance	\$ 298,021.48			
	01/03/2023	1586 - All County Plumbing		\$ 1,500.00		
	01/03/2023	1574 - All County Plumbing		\$ 4,200.00		
	01/03/2023	1585 - All County Plumbing		\$ 7,200.00		
	01/03/2023	1004 - Atlas Home Design		\$ 1,400.00		
	01/03/2023	1001 - Atlas Home Design		\$ 1,400.00		
	01/03/2023	1002 - Atlas Home Design		\$ 1,700.00		
	01/03/2023	1003 - Atlas Home Design		\$ 2,100.00		
	01/03/2023	1000 - Atlas Home Design		\$ 1,200.00		
	01/03/2023	1583 - All County Plumbing		\$ 30,000.00		
	01/03/2023	15404 - Thermal Concepts		\$ 8,388.00		
	01/03/2023	151629 - Thermal Concepts		\$ 2,935.81		
	01/03/2023	151559 - Thermal Concepts		\$ 6,273.97		
	01/03/2023	151967 - Thermal Concepts		\$ 3,130.00		
	01/31/2023	January 2023 Reserve Funding			\$ 47,086.70	
	01/01/2023	Reserve Reallocation 2023			\$ 196,787.69	
	01/31/2023	January Month End Sub-Total	\$ 298,021.48	\$ 71,427.78	\$ 243,874.39	\$ 470,468.09
	02/01/2023	1601- All County Plumbing - vent pipe 13 series		\$ 2,000.00		
	02/01/2023	1605 - All County Plumbing - T2 elevator B sum pump installation		\$ 2,200.00		
	02/01/2023	1604 - All County Plumbing - T2 elevator A sum pump installation		\$ 1,400.00		
	02/10/2023	P15240-1 - Thermal Concepts, Inc. - Reserve Item # 0401 - 25%		\$ 107,868.00		
	02/10/2023	10261287 - All Star Plumbing and Fire Sprinkler Inc - A/C riser		\$ 29,750.00		
	02/10/2023	10289063 - All Star Plumbing and Fire Sprinkler Inc - All Star		\$ 3,805.00		
	02/28/2023	February 2023 Reserve Funding			\$ 47,086.70	
	02/28/2022	February Month End Sub-Total	\$ -	\$ 147,023.00	\$ 47,086.70	\$ (99,936.30)
					YTD Sub-Total:	\$ 370,531.79
3812 Kitchen Reserve						
	01/01/2023	Beginning Balance	\$ 59,509.52			
	01/31/2023	January 2023 Reserve Funding			\$ 2,965.62	

01/01/2023	Reserve Reallocation 2023			\$	29,619.66						
01/31/2022	January Month End Sub-Total		\$	59,509.52	\$	29,619.66	\$	2,965.62	\$	32,855.48	
02/28/2023	February 2023 Reserve Funding						\$	2,965.62			
02/28/2022	February Month End Sub-Total		\$	-	\$	-	\$	2,965.62	\$	2,965.62	
YTD Sub-Total:										\$	35,821.10
3813 Flooring Reserve											
01/01/2023	Beginning Balance		\$	93,704.37							
01/31/2023	January Reserve Funding						\$	4,804.11			
01/01/2023	Reserve Reallocation 2023				\$	48,742.11					
01/31/2023	January Month End Sub-Total		\$	93,704.37	\$	48,742.11	\$	4,804.11	\$	49,766.37	
02/28/2023	February 2023 Reserve Funding						\$	4,804.11			
02/28/2022	February Month End Sub-Total		\$	-	\$	-	\$	4,804.11	\$	4,804.11	
YTD Sub-Total:										\$	54,570.48
3814 Landscape/Hardscape Reserve											
01/01/2023	Beginning Balance		\$	132,135.85							
01/31/2023	January Reserve Funding						\$	6,584.87			
01/01/2023	Reserve Reallocation 2023				\$	65,730.31					
01/31/2023	January Month End Sub-Total		\$	132,135.85	\$	65,730.31	\$	6,584.87	\$	72,990.41	
02/28/2023	February 2023 Reserve Funding						\$	6,584.87			
02/28/2022	February Month End Sub-Total		\$	-	\$	-	\$	6,584.87	\$	6,584.87	
YTD Sub-Total:										\$	79,575.28
3815 Recreation Facilities Reserves											
			\$	38,872.61							
01/31/2023	January Reserve Funding						\$	2,226.00			
01/01/2023	Reserve Reallocation 2023				\$	11,224.07					
01/31/2023	January Month End Sub-Total		\$	38,872.61	\$	11,224.07	\$	2,226.00	\$	29,874.54	
02/28/2023	February 2023 Reserve Funding						\$	2,226.00			
02/28/2022	February Month End Sub-Total		\$	-	\$	-	\$	2,226.00	\$	2,226.00	
YTD Sub-Total:										\$	32,100.54
3816 Prior Year Reserves											
01/01/2023	Beginning Balance		\$	-							
01/31/2023	January Reserve Funding						\$	51,547.45			
1/31/2023	January Month End Sub-Total		\$	-	\$	-	\$	51,547.45	\$	51,547.45	
02/28/2023	February 2023 Reserve Funding						\$	51,547.45			
02/28/2022	February Month End Sub-Total		\$	-	\$	-	\$	51,547.45	\$	51,547.45	
YTD Sub-Total:										\$	103,094.90
3817 Contingency Reserves											
01/01/2023	Beginning Balance		\$	20,626.87							
01/31/2023	January Reserve Funding						\$	1,051.51			
01/31/2023	Business Account Fee						\$	250.00			
01/01/2023	Reserve Reallocation 2023						\$	2,632.18			
01/31/2023	January Month End Sub-Total		\$	20,626.87	\$	-	\$	3,933.69	\$	24,560.56	
02/28/2023	February 2023 Reserve Funding						\$	1,051.51			
02/28/2022	February Month End Sub-Total		\$	-	\$	-	\$	1,051.51	\$	1,051.51	
YTD Sub-Total:										\$	25,612.07
3820 Mailboxes											
01/01/2023	Beginning Balance		\$	295.55							
01/31/2023	January Reserve Funding						\$	14.73			
01/01/2023	Reserve Reallocation 2023						\$	74.28			
01/31/2022	January Month End Sub-Total		\$	295.55	\$	-	\$	89.01	\$	384.56	
02/28/2022	February 2023 Reserve Funding						\$	14.73			
02/28/2022	February Month End Sub-Total		\$	-	\$	-	\$	14.73	\$	14.73	
YTD Sub-Total:										\$	399.29
3821 Monuments											
01/01/2023	Beginning Balance		\$	568.06							
01/31/2023	January Reserve Funding						\$	28.31			
01/01/2023	Reserve Reallocation 2023				\$	213.44					
01/31/2022	January Month End Sub-Total		\$	568.06	\$	213.44	\$	28.31	\$	382.93	
02/28/2023	February 2023 Reserve Funding						\$	28.31			
02/28/2022	February Month End Sub-Total		\$	-	\$	-	\$	28.31	\$	28.31	
YTD Sub-Total:										\$	411.24
3822 Laundry Equipment											
01/01/2023	Beginning Balance		\$	(1,545.42)							
01/31/2023	January Reserve Funding						\$	62.49			
01/01/2023	Reserve Reallocation 2023						\$	2,085.97			
01/31/2023	January Month End Sub-Total		\$	(1,545.42)	\$	-	\$	2,148.46	\$	603.04	
02/28/2023	February 2023 Reserve Funding						\$	62.49			
02/28/2022	February Month End Sub-Total		\$	-	\$	-	\$	62.49	\$	62.49	
YTD Sub-Total:										\$	665.53
3823 Extractors											
01/01/2023	Beginning Balance		\$	623.89							

01/31/2023	January Reserve Funding				\$	31.09			
01/01/2023	Reserve Reallocation 2023				\$	156.64			
01/31/2022	January Month End Sub-Total	\$	623.89	\$	-	\$	187.73	\$	811.62
02/28/2023	February 2023 Reserve Funding				\$	31.09			
02/28/2022	February Month End Sub-Total	\$	-	\$	-	\$	31.09	\$	31.09
						YTD Sub-Total:	\$	842.71	
3824 Maint Equipment									
01/01/2023	Beginning Balance	\$	7,626.10						
01/31/2023	January Reserve Funding					\$	380.04		
01/01/2023	Reserve Reallocation 2023			\$	3,527.43				
01/31/2022	January Month End Sub-Total	\$	7,626.10	\$	3,527.43	\$	380.04	\$	4,478.71
02/28/2023	February 2023 Reserve Funding					\$	380.04		
02/04/2023	729585299 - The Home Depot Pro - buffer and vacuum backpack			\$	2,199.16				
02/28/2022	February Month End Sub-Total	\$	-	\$	2,199.16	\$	380.04	\$	(1,819.12)
						YTD Sub-Total:	\$	2,659.59	
3825 Vehicle/Truck									
01/01/2023	Beginning Balance	\$	1,012.18						
01/31/2023	January Reserve Funding					\$	50.44		
01/01/2023	Reserve Reallocation 2023			\$	141.01				
01/31/2022	January Month End Sub-Total	\$	1,012.18	\$	141.01	\$	50.44	\$	921.61
02/28/2023	February 2023 Reserve Funding					\$	50.44		
02/28/2022	February Month End Sub-Total	\$	-	\$	-	\$	50.44	\$	50.44
						YTD Sub-Total:	\$	972.05	
3827 Loan Payment									
2/1/2023	Beginning Balance	\$	-						
2/28/2023	January 2023 Principal	\$	(14,077.23)						
2/28/2023	February 2023 Principal	\$	(14,132.99)						
2/28/2023	January Month End Sub-Total	\$	(28,210.22)			\$	-	\$	(28,210.22)
						YTD Sub-Total:	\$	(28,210.22)	
		\$	1,363,290.47	\$	731,929.79	\$	527,320.64	\$	1,158,681.32

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Reserve Summary For 1/1/2023 - 2/28/2023

	Beginning Balance	Contributions	Expenditures	Transfers	Ending Balance	Budget	Variance
3102 - Repair & Replacement Reserve	(247,146.28)	-	-	247,146.28	-	-	-
3120 - Reserve Interest	11,955.30	4,244.12	-	(11,955.30)	4,244.12	-	4,244.12
3136 - Contingency Reserves	-	-	-	-	-	-	-
3166 - General Equipment Reserves	-	-	-	-	-	-	-
3210 - Capital Equipment Reserves	-	-	-	-	-	-	-
3212 - Preventative Maintenance Reserves	-	-	-	-	-	-	-
3216 - Facility Renovation Reserves	(787.43)	-	-	787.43	-	-	-
3805 - Loan Reserves	-	-	-	-	-	-	-
3806 - Energy Management Savings Reserve	-	-	-	-	-	-	-
3808 - Roofs/Decks Reserve	340,268.73	33,991.72	-	(186,132.47)	188,127.98	-	33,991.72
3809 - Structure Reserves	79,750.08	8,341.20	-	(38,571.19)	49,520.09	-	8,341.20
3810 - Paint Reserve	331,986.12	33,134.82	-	(127,378.16)	237,742.78	-	33,134.82
3811 - Mechanical/Plumbing/Electrical Rsv	298,021.48	94,173.40	(218,450.78)	196,787.69	370,531.79	-	94,173.40
3812 - Kitchen Reserve	59,509.52	5,931.24	-	(29,619.66)	35,821.10	-	5,931.24
3813 - Flooring Reserve	93,704.37	9,608.22	-	(48,742.11)	54,570.48	-	9,608.22
3814 - Landscape/Hardscape Reserve	132,135.85	13,169.74	-	(65,730.31)	79,575.28	-	13,169.74
3815 - Recreation Facilities Reserves	38,872.61	4,452.00	-	(11,224.07)	32,100.54	-	4,452.00
3816 - Prior Year Reserves	-	103,094.90	-	-	103,094.90	-	103,094.90
3817 - Contingency Reserves	20,626.87	2,353.02	-	2,632.18	25,612.07	-	2,353.02
3820 - Mailboxes	295.55	29.46	-	74.28	399.29	-	29.46
3821 - Monuments	568.06	56.62	-	(213.44)	411.24	-	56.62
3822 - Laundry Equipment	(1,545.42)	124.98	-	2,085.97	665.53	-	124.98
3823 - Extractors	623.89	62.18	-	156.64	842.71	-	62.18
3824 - Maint Equipment	7,626.10	760.08	(2,199.16)	(3,527.43)	2,659.59	-	760.08
3825 - Vehicle/Truck	1,012.18	100.88	-	(141.01)	972.05	-	100.88
3826 - Loan Interest & Fees	(73,564.68)	5,907.23	(5,907.23)	73,564.68	-	-	5,907.23
3827 - Loan Payment	-	-	(28,210.22)	-	(28,210.22)	-	-
Net Total	\$1,093,912.90	\$319,535.81	(\$254,767.39)	-	\$1,158,681.32	-	\$319,535.81

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Statement of Revenues and Expenses 2/1/2023 - 2/28/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Administration Income							
Income							
4508 - Food Revenue-Alcohol	323.44	100.00	223.44	685.91	200.00	485.91	1,200.00
4835 - Misc. Income	-	500.00	(500.00)	-	1,000.00	(1,000.00)	6,000.00
Total Income	323.44	600.00	(276.56)	685.91	1,200.00	(514.09)	7,200.00
Total Income	323.44	600.00	(276.56)	685.91	1,200.00	(514.09)	7,200.00
Administration Expense							
Expense							
5035 - Activities-Decor, Cards, Candy, Prizes	75.36	600.00	524.64	5,560.44	1,200.00	(4,360.44)	7,200.00
5045 - Dues & Subscriptions	345.43	166.67	(178.76)	345.43	333.34	(12.09)	2,000.04
5090 - Office Supplies	(2,483.11)	2,000.00	4,483.11	2,625.11	4,000.00	1,374.89	24,000.00
5115 - Web Site Maintenance	-	100.00	100.00	-	200.00	200.00	1,200.00
5200 - Community Events/Relations	-	500.00	500.00	-	1,000.00	1,000.00	6,000.00
5210 - Printing & Copying	2,027.54	225.00	(1,802.54)	4,892.64	450.00	(4,442.64)	2,700.00
5215 - Postage	313.68	150.00	(163.68)	1,086.01	300.00	(786.01)	1,800.00
5230 - Education/ Training	4,300.00	700.00	(3,600.00)	4,300.00	1,400.00	(2,900.00)	8,400.00
5235 - Staff Appreciation	(1,818.69)	500.00	2,318.69	1,818.69	1,000.00	(818.69)	6,000.00
5240 - Entertainment	2,191.28	2,000.00	(191.28)	2,998.63	4,000.00	1,001.37	24,000.00
5255 - Flowers & Miscellaneous	37.64	60.00	22.36	37.64	120.00	82.36	720.00
5270 - Licensing	-	141.67	141.67	-	283.34	283.34	1,700.04
5300 - Salaries & Wages	50,266.36	42,314.25	(7,952.11)	97,324.60	84,628.50	(12,696.10)	507,771.00
5310 - PMP Payroll Mgmt Fee 35%	17,593.13	14,809.99	(2,783.14)	35,294.87	29,619.98	(5,674.89)	177,719.85
6416 - Fitness Room Services	-	125.00	125.00	-	250.00	250.00	1,500.00
6675 - Office Equipment Lease	-	568.67	568.67	81.11	1,137.34	1,056.23	6,824.04
7095 - Other Professional Services	417.00	-	(417.00)	417.00	-	(417.00)	-
7105 - Cost of Sales-Beverage	(200.83)	175.00	375.83	200.83	350.00	149.17	2,100.00
7310 - Recruiting	478.91	65.00	(413.91)	489.60	130.00	(359.60)	780.00
Total Expense	73,543.70	65,201.25	(8,342.45)	157,472.60	130,402.50	(27,070.10)	782,414.97
Total Expense	73,543.70	65,201.25	(8,342.45)	157,472.60	130,402.50	(27,070.10)	782,414.97
Administration Net Total	(73,220.26)	(64,601.25)	(8,619.01)	(156,786.69)	(129,202.50)	(27,584.19)	(775,214.97)

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Statement of Revenues and Expenses 2/1/2023 - 2/28/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Food Service Income							
Income							
4500 - Food Revenue-Guest Meals	770.52	1,380.00	(609.48)	1,888.56	2,760.00	(871.44)	16,560.00
4502 - Food Revenue-Carry Out Lunch	527.89	390.00	137.89	879.88	780.00	99.88	4,680.00
4503 - Food Revenue-Sunday Brunch	-	1,750.00	(1,750.00)	-	3,500.00	(3,500.00)	21,000.00
4505 - Food Revenue-Special Dinner	-	50.00	(50.00)	-	100.00	(100.00)	600.00
4506 - Food Revenue-Birthday Dinner	306.90	405.00	(98.10)	535.90	810.00	(274.10)	4,860.00
4507 - Food Revenue-Catering	5,126.56	500.00	4,626.56	5,126.56	1,000.00	4,126.56	6,000.00
4520 - Service Fees Revenue	2,337.19	1,000.00	1,337.19	5,084.06	2,000.00	3,084.06	12,000.00
Total Income	9,069.06	5,475.00	3,594.06	13,514.96	10,950.00	2,564.96	65,700.00
Total Income	9,069.06	5,475.00	3,594.06	13,514.96	10,950.00	2,564.96	65,700.00

Food Service Expense

Expense							
5015 - Bank Charges	14.84	7.85	(6.99)	44.34	15.70	(28.64)	94.20
5090 - Office Supplies	415.62	800.00	384.38	816.27	1,600.00	783.73	9,600.00
5210 - Printing & Copying	-	600.00	600.00	-	1,200.00	1,200.00	7,200.00
5215 - Postage	33.56	60.00	26.44	119.35	120.00	.65	720.00
5230 - Education/ Training	-	166.67	166.67	25.00	333.34	308.34	2,000.04
5235 - Staff Appreciation	88.76	208.33	119.57	217.40	416.66	199.26	2,499.96
5255 - Flowers & Miscellaneous	9.87	50.00	40.13	71.23	100.00	28.77	600.00
5270 - Licensing	-	431.18	431.18	114.83	862.36	747.53	5,174.16
5285 - Marketing	-	83.33	83.33	-	166.66	166.66	999.96
5460 - Property Insurance Premiums-PL & PD	753.19	756.00	2.81	1,508.46	1,512.00	3.54	9,072.00
6050 - Telephone Service	209.81	50.00	(159.81)	258.56	100.00	(158.56)	600.00
6300 - Permits & Licenses	-	116.25	116.25	-	232.50	232.50	1,395.00
7100 - Cost of Sales-Food	75,558.09	85,000.00	9,441.91	161,195.62	170,000.00	8,804.38	1,020,000.00
7155 - Supervisory Wages F&B	20,025.87	19,592.61	(433.26)	37,201.47	39,185.22	1,983.75	235,111.32
7160 - Hourly Wages F&B	73,854.86	83,600.00	9,745.14	150,691.52	167,200.00	16,508.48	1,003,200.00
7170 - Payroll Taxes-F&B	27,055.87	28,955.10	1,899.23	56,204.96	57,910.20	1,705.24	347,461.20
7175 - Health Insurance F&B	8,371.52	8,400.00	28.48	15,549.84	16,800.00	1,250.16	100,800.00
7210 - Cleaning Supplies - F & B	4,308.30	2,756.01	(1,552.29)	6,409.70	5,512.02	(897.68)	33,072.12
7215 - Computer Services Cost F & B	1,144.38	977.70	(166.68)	2,254.04	1,955.40	(298.64)	11,732.40
7225 - Disposable Supplies	3,415.85	5,566.93	2,151.08	9,996.29	11,133.86	1,137.57	66,803.16
7236 - GSSA	6,965.56	6,748.70	(216.86)	14,677.43	13,497.40	(1,180.03)	80,984.40
7260 - Knife Service	56.00	83.33	27.33	99.40	166.66	67.26	999.96
7265 - Laundry Service	1,210.88	1,666.67	455.79	2,181.86	3,333.34	1,151.48	20,000.04
7280 - Management Contract F&B	3,451.00	3,343.66	(107.34)	7,271.75	6,687.32	(584.43)	40,123.92
7290 - Miscellaneous Expenses F&B	457.28	291.67	(165.61)	1,853.73	583.34	(1,270.39)	3,500.04
7300 - Postage/ Shipping F&B	467.71	400.00	(67.71)	986.89	800.00	(186.89)	4,800.00
7310 - Recruiting	114.00	166.67	52.67	114.00	333.34	219.34	2,000.04

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Statement of Revenues and Expenses 2/1/2023 - 2/28/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Food Service Expense							
7315 - Smallware F&B	1,950.09	1,250.00	(700.09)	4,142.18	2,500.00	(1,642.18)	15,000.00
7335 - Transportation F&B	1,993.28	41.67	(1,951.61)	1,993.28	83.34	(1,909.94)	500.04
9095 - Taxes	777.66	541.67	(235.99)	1,382.45	1,083.34	(299.11)	6,500.04
Total Expense	232,703.85	252,712.00	20,008.15	477,381.85	505,424.00	28,042.15	3,032,544.00
Total Expense	232,703.85	252,712.00	20,008.15	477,381.85	505,424.00	28,042.15	3,032,544.00
Food Service Net Total	(223,634.79)	(247,237.00)	23,602.21	(463,866.89)	(494,474.00)	30,607.11	(2,966,844.00)

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Statement of Revenues and Expenses 2/1/2023 - 2/28/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Housekeeping Income							
Income							
4835 - Misc. Income	100.00	200.00	(100.00)	100.00	400.00	(300.00)	2,400.00
Total Income	100.00	200.00	(100.00)	100.00	400.00	(300.00)	2,400.00
Total Income	100.00	200.00	(100.00)	100.00	400.00	(300.00)	2,400.00
Housekeeping Expense							
Expense							
5090 - Office Supplies	-	100.00	100.00	-	200.00	200.00	1,200.00
5300 - Salaries & Wages	43,779.19	45,630.67	1,851.48	77,657.57	91,261.34	13,603.77	547,568.04
5310 - PMP Payroll Mgmt Fee 35%	15,322.68	15,970.73	648.05	26,407.45	31,941.46	5,534.01	191,648.76
5392 - Health & Welfare-Union	9,071.54	8,034.00	(1,037.54)	16,939.97	16,068.00	(871.97)	96,408.00
5396 - Retirement Plan-Union	3,133.84	3,536.00	402.16	6,506.27	7,072.00	565.73	42,432.00
6315 - Uniforms	1,136.74	1,450.00	313.26	2,197.15	2,900.00	702.85	17,400.00
6635 - Janitorial Supplies & Maintenance	1,598.51	1,900.00	301.49	1,875.42	3,800.00	1,924.58	22,800.00
6636 - Housekeeping Small Equipment	1,227.16	250.00	(977.16)	1,227.16	500.00	(727.16)	3,000.00
Total Expense	75,269.66	76,871.40	1,601.74	132,810.99	153,742.80	20,931.81	922,456.80
Total Expense	75,269.66	76,871.40	1,601.74	132,810.99	153,742.80	20,931.81	922,456.80
Housekeeping Net Total	(75,169.66)	(76,671.40)	1,501.74	(132,710.99)	(153,342.80)	20,631.81	(920,056.80)

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Statement of Revenues and Expenses 2/1/2023 - 2/28/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Maintenance Expense							
Expense							
5300 - Salaries & Wages	65,181.03	58,525.29	(6,655.74)	121,338.21	117,050.58	(4,287.63)	702,303.48
5310 - PMP Payroll Mgmt Fee 35%	22,813.36	20,483.85	(2,329.51)	41,916.19	40,967.70	(948.49)	245,806.20
5392 - Health & Welfare-Union	9,071.54	7,364.50	(1,707.04)	16,334.70	14,729.00	(1,605.70)	88,374.00
5396 - Retirement Plan-Union	3,133.82	3,241.33	107.51	6,246.37	6,482.66	236.29	38,895.96
6300 - Permits & Licenses	-	2,500.00	2,500.00	-	5,000.00	5,000.00	30,000.00
6315 - Uniforms	518.93	916.68	397.75	1,885.94	1,833.36	(52.58)	11,000.16
6406 - Lighting Services	490.10	416.67	(73.43)	490.10	833.34	343.24	5,000.04
6408 - Elevator Services	7,427.02	3,100.50	(4,326.52)	10,489.04	6,201.00	(4,288.04)	37,206.00
6410 - Equipment Services	-	916.68	916.68	-	1,833.36	1,833.36	11,000.16
6414 - Fire Prevention & Protection	322.50	2,500.00	2,177.50	3,447.50	5,000.00	1,552.50	30,000.00
6424 - HVAC Services	1,778.72	1,666.67	(112.05)	5,112.53	3,333.34	(1,779.19)	20,000.04
6434 - Pest Control	4,520.34	750.00	(3,770.34)	5,696.36	1,500.00	(4,196.36)	9,000.00
6444 - Water Treatment Services	-	1,250.00	1,250.00	1,450.00	2,500.00	1,050.00	15,000.00
6510 - Boiler Repair & Maintenance	-	625.00	625.00	2,277.28	1,250.00	(1,027.28)	7,500.00
6515 - Building Repair & Maintenance	498.28	1,833.33	1,335.05	3,306.37	3,666.66	360.29	21,999.96
6530 - Common Area Repair & Maintenance	-	850.00	850.00	1,265.03	1,700.00	434.97	10,200.00
6545 - Electrical Supplies/Repair & Maintenance	118.40	1,666.67	1,548.27	1,528.28	3,333.34	1,805.06	20,000.04
6555 - Equipment Rental/ Repair & Maint	1,815.58	1,666.67	(148.91)	3,459.25	3,333.34	(125.91)	20,000.04
6565 - Fire System Repair & Maintenance	-	416.67	416.67	-	833.34	833.34	5,000.04
6585 - Fountain/Pond/Lake Repair & Maint	-	41.67	41.67	-	83.34	83.34	500.04
6605 - Generator Repair & Maintenance	-	450.00	450.00	-	900.00	900.00	5,400.00
6625 - HVAC Supplies/ Repair & Maintenance	-	1,500.00	1,500.00	725.00	3,000.00	2,275.00	18,000.00
6635 - Janitorial Supplies & Maintenance	3,609.97	2,500.00	(1,109.97)	4,462.33	5,000.00	537.67	30,000.00
6645 - Locks & Keys Repair & Maintenance	601.14	416.67	(184.47)	713.64	833.34	119.70	5,000.04
6670 - Mechanical Systems Services & Supply	-	166.67	166.67	-	333.34	333.34	2,000.04
6672 - Mold Remediation	-	416.67	416.67	-	833.34	833.34	5,000.04
6680 - Painting Services & Supplies	630.08	1,250.00	619.92	1,030.08	2,500.00	1,469.92	15,000.00
6695 - Plumbing Supplies/Repair & Maintenance	408.50	4,166.67	3,758.17	3,444.45	8,333.34	4,888.89	50,000.04
6795 - Other Supplies/ Repair & Maintenance	693.27	1,900.00	1,206.73	3,058.29	3,800.00	741.71	22,800.00
Total Expense	123,632.58	123,498.86	(133.72)	239,676.94	246,997.72	7,320.78	1,481,986.32
Total Expense	123,632.58	123,498.86	(133.72)	239,676.94	246,997.72	7,320.78	1,481,986.32
Maintenance Net Total	(123,632.58)	(123,498.86)	(133.72)	(239,676.94)	(246,997.72)	7,320.78	(1,481,986.32)

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Statement of Revenues and Expenses 2/1/2023 - 2/28/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
4100 - Residential Assessments	838,759.29	838,759.11	.18	1,677,518.58	1,677,518.22	.36	10,065,109.27
4101 - Residential Additional Occupant Fees	33,031.75	29,460.65	3,571.10	66,956.25	58,921.30	8,034.95	353,527.85
4103 - HOA Owned Unit Rental Fees	64,926.26	57,500.00	7,426.26	132,356.49	115,000.00	17,356.49	690,000.00
4105 - Income from sale of HOA owned units	-	2,500.00	(2,500.00)	71,969.73	5,000.00	66,969.73	30,000.00
4120 - Reserve Interest	1,378.10	2,721.63	(1,343.53)	4,244.12	5,443.26	(1,199.14)	32,659.56
4400 - Late Fee	2,366.41	2,200.00	166.41	5,279.07	4,400.00	879.07	26,400.00
4405 - Late Interest	6,274.72	6,500.00	(225.28)	12,311.27	13,000.00	(688.73)	78,000.00
4407 - Guest Suite Rental Fees	3,314.85	500.00	2,814.85	3,314.85	1,000.00	2,314.85	6,000.00
4427 - Foreclosure Processing Fees	150.00	75.00	75.00	150.00	150.00	-	900.00
4520 - Service Fees Revenue	-	-	-	675.00	-	675.00	-
4640 - NSF Fees	100.00	50.00	50.00	115.00	100.00	15.00	600.00
4650 - Move in/ Move Out Fees	600.00	1,300.00	(700.00)	2,850.00	2,600.00	250.00	15,600.00
4655 - Pet Fees	140.00	65.00	75.00	455.00	130.00	325.00	780.00
4660 - Photocopy Income	87.81	30.00	57.81	126.01	60.00	66.01	360.00
4676 - Key Fees	60.00	120.00	(60.00)	195.00	240.00	(45.00)	1,440.00
4680 - Lien Fees	534.25	-	534.25	534.25	-	534.25	-
4800 - Antenna Income	5,109.35	8,700.00	(3,590.65)	14,233.23	17,400.00	(3,166.77)	104,400.00
4801 - Refund Homeowner	-	-	-	4,198.60	-	4,198.60	-
4814 - Reimbursable Repairs	85.00	-	85.00	85.00	-	85.00	-
4835 - Misc. Income	250.00	-	250.00	1,070.00	-	1,070.00	-
Total Income	957,167.79	950,481.39	6,686.40	1,998,637.45	1,900,962.78	97,674.67	11,405,776.68
Total Income	957,167.79	950,481.39	6,686.40	1,998,637.45	1,900,962.78	97,674.67	11,405,776.68

Operating Expense

Expense							
5010 - Bad Debt	242,370.58	3,750.00	(238,620.58)	846,101.58	7,500.00	(838,601.58)	45,000.00
5015 - Bank Charges	50.00	16.67	(33.33)	50.00	33.34	(16.66)	200.04
5021 - NSF Charges	50.00	-	(50.00)	100.00	-	(100.00)	-
5070 - Master Association Fee-GRF	137,654.82	68,827.41	(68,827.41)	137,654.82	137,654.82	-	825,928.92
5075 - Advertising	-	833.33	833.33	-	1,666.66	1,666.66	9,999.96
5400 - Insurance Premiums-Common	-	25,305.33	25,305.33	2,230.82	50,610.66	48,379.84	303,663.96
6000 - Electric Service	32,563.18	38,000.00	5,436.82	99,744.55	76,000.00	(23,744.55)	456,000.00
6005 - Gas Service	62,249.08	11,700.00	(50,549.08)	95,600.29	23,400.00	(72,200.29)	140,400.00
6025 - Water/Sewer Service	11,049.09	15,668.00	4,618.91	23,356.09	31,336.00	7,979.91	188,016.00
6035 - Trash & Recycling Service	4,896.42	2,100.00	(2,796.42)	14,553.26	4,200.00	(10,353.26)	25,200.00
6045 - Cable Service	-	14.17	14.17	-	28.34	28.34	170.04
6050 - Telephone Service	550.56	500.00	(50.56)	550.56	1,000.00	449.44	6,000.00
6055 - Internet Service	138.86	140.00	1.14	277.72	280.00	2.28	1,680.00
6110 - Landscape Repair & Maintenance	1,040.00	1,200.00	160.00	3,994.76	2,400.00	(1,594.76)	14,400.00

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Statement of Revenues and Expenses 2/1/2023 - 2/28/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
6111 - Contract Landscape	-	6,300.00	6,300.00	5,400.00	12,600.00	7,200.00	75,600.00
6112 - Tree Trimming	-	1,258.00	1,258.00	-	2,516.00	2,516.00	15,096.00
6300 - Permits & Licenses	-	4,000.00	4,000.00	-	8,000.00	8,000.00	48,000.00
7005 - Consulting Services	-	1,250.00	1,250.00	-	2,500.00	2,500.00	15,000.00
7015 - Financial Services	108.88	2,500.00	2,391.12	181.46	5,000.00	4,818.54	30,000.00
7025 - Legal Services-Collection	1,731.75	3,750.00	2,018.25	4,344.19	7,500.00	3,155.81	45,000.00
7030 - Legal Services-General Counsel	225.00	3,750.00	3,525.00	225.00	7,500.00	7,275.00	45,000.00
7040 - Management Fees	9,983.10	10,449.00	465.90	19,966.20	20,898.00	931.80	125,388.00
7095 - Other Professional Services	18.00	-	(18.00)	566.21	-	(566.21)	-
7900 - HOA Owned Unit Assessment	63,303.68	55,000.00	(8,303.68)	131,615.30	110,000.00	(21,615.30)	660,000.00
8905 - Owned Unit Repair & Maintenance	-	5,000.00	5,000.00	-	10,000.00	10,000.00	60,000.00
8906 - HOA Owned Unit Resale Expense	-	300.00	300.00	-	600.00	600.00	3,600.00
8910 - Property/Real Estate Tax	-	300.00	300.00	-	600.00	600.00	3,600.00
9000 - Federal Income Tax	-	1,667.00	1,667.00	-	3,334.00	3,334.00	20,004.00
9094 - Reserve Loan Payment	(28,210.22)	13,984.00	42,194.22	(28,210.22)	27,968.00	56,178.22	167,808.00
9095 - Taxes	-	750.00	750.00	-	1,500.00	1,500.00	9,000.00
9105 - Reserve Contribution	154,567.23	154,567.23	-	309,134.46	309,134.46	-	1,854,806.76
9120 - Reserve Interest	1,378.10	1,133.08	(245.02)	4,244.12	2,266.16	(1,977.96)	13,596.96
9896 - Loan Interest & Fees	11,758.70	4,459.66	(7,299.04)	11,758.70	8,919.32	(2,839.38)	53,515.92
Total Expense	707,476.81	438,472.88	(269,003.93)	1,683,439.87	876,945.76	(806,494.11)	5,261,674.56
Total Expense	707,476.81	438,472.88	(269,003.93)	1,683,439.87	876,945.76	(806,494.11)	5,261,674.56
Operating Net Total	249,690.98	512,008.51	(262,317.53)	315,197.58	1,024,017.02	(708,819.44)	6,144,102.12
Net Total	(245,966.31)	-	(245,966.31)	(677,843.93)	-	(677,843.93)	.03

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Summary Statement of Revenues and Expenses For 2/28/2023

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Administration Income													
Income													
4508 - Food Revenue-Alcohol	362	323	-	-	-	-	-	-	-	-	-	-	686
Total Income	362	323	-	-	-	-	-	-	-	-	-	-	686
Total Income	362	323	-	-	-	-	-	-	-	-	-	-	686
Administration Expense													
Expense													
5035 - Activities-Decor, Cards, Candy, Prizes	5,485	75	-	-	-	-	-	-	-	-	-	-	5,560
5045 - Dues & Subscriptions	-	345	-	-	-	-	-	-	-	-	-	-	345
5090 - Office Supplies	5,108	(2,483)	-	-	-	-	-	-	-	-	-	-	2,625
5210 - Printing & Copying	2,865	2,028	-	-	-	-	-	-	-	-	-	-	4,893
5215 - Postage	772	314	-	-	-	-	-	-	-	-	-	-	1,086
5230 - Education/ Training	-	4,300	-	-	-	-	-	-	-	-	-	-	4,300
5235 - Staff Appreciation	3,637	(1,819)	-	-	-	-	-	-	-	-	-	-	1,819
5240 - Entertainment	807	2,191	-	-	-	-	-	-	-	-	-	-	2,999
5255 - Flowers & Miscellaneous	-	38	-	-	-	-	-	-	-	-	-	-	38
5300 - Salaries & Wages	47,058	50,266	-	-	-	-	-	-	-	-	-	-	97,325
5310 - PMP Payroll Mgmt Fee 35%	17,702	17,593	-	-	-	-	-	-	-	-	-	-	35,295
6675 - Office Equipment Lease	81	-	-	-	-	-	-	-	-	-	-	-	81
7095 - Other Professional Services	-	417	-	-	-	-	-	-	-	-	-	-	417
7105 - Cost of Sales-Beverage	402	(201)	-	-	-	-	-	-	-	-	-	-	201
7310 - Recruiting	11	479	-	-	-	-	-	-	-	-	-	-	490
Total Expense	83,929	73,544	-	-	-	-	-	-	-	-	-	-	157,473
Total Expense	83,929	73,544	-	-	-	-	-	-	-	-	-	-	157,473
Administration Net Total	(\$83,566)	(\$73,220)	-	-	-	-	-	-	-	-	-	-	(\$156,787)

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Summary Statement of Revenues and Expenses For 2/28/2023

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Food Service Income													
Income													
4500 - Food Revenue-Guest Meals	1,118	771	-	-	-	-	-	-	-	-	-	-	1,889
4502 - Food Revenue-Carry Out Lunch	352	528	-	-	-	-	-	-	-	-	-	-	880
4506 - Food Revenue-Birthday Dinner	229	307	-	-	-	-	-	-	-	-	-	-	536
4507 - Food Revenue-Catering	-	5,127	-	-	-	-	-	-	-	-	-	-	5,127
4520 - Service Fees Revenue	2,747	2,337	-	-	-	-	-	-	-	-	-	-	5,084
Total Income	4,446	9,069	-	-	-	-	-	-	-	-	-	-	13,515
Total Income	4,446	9,069	-	-	-	-	-	-	-	-	-	-	13,515

Food Service Expense

Expense													
5015 - Bank Charges	30	15	-	-	-	-	-	-	-	-	-	-	44
5090 - Office Supplies	401	416	-	-	-	-	-	-	-	-	-	-	816
5215 - Postage	86	34	-	-	-	-	-	-	-	-	-	-	119
5230 - Education/ Training	25	-	-	-	-	-	-	-	-	-	-	-	25
5235 - Staff Appreciation	129	89	-	-	-	-	-	-	-	-	-	-	217
5255 - Flowers & Miscellaneous	61	10	-	-	-	-	-	-	-	-	-	-	71
5270 - Licensing	115	-	-	-	-	-	-	-	-	-	-	-	115
5460 - Property Insurance Premiums- PL & PD	755	753	-	-	-	-	-	-	-	-	-	-	1,508
6050 - Telephone Service	49	210	-	-	-	-	-	-	-	-	-	-	259
7100 - Cost of Sales-Food	85,638	75,558	-	-	-	-	-	-	-	-	-	-	161,196
7155 - Supervisory Wages F&B	17,176	20,026	-	-	-	-	-	-	-	-	-	-	37,201
7160 - Hourly Wages F&B	76,837	73,855	-	-	-	-	-	-	-	-	-	-	150,692
7170 - Payroll Taxes-F&B	29,149	27,056	-	-	-	-	-	-	-	-	-	-	56,205
7175 - Health Insurance F&B	7,178	8,372	-	-	-	-	-	-	-	-	-	-	15,550
7210 - Cleaning Supplies - F & B	2,101	4,308	-	-	-	-	-	-	-	-	-	-	6,410
7215 - Computer Services Cost F & B	1,110	1,144	-	-	-	-	-	-	-	-	-	-	2,254
7225 - Disposable Supplies	6,580	3,416	-	-	-	-	-	-	-	-	-	-	9,996

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Summary Statement of Revenues and Expenses For 2/28/2023

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Food Service Expense													
7236 - GSSA	7,712	6,966	-	-	-	-	-	-	-	-	-	-	14,677
7260 - Knife Service	43	56	-	-	-	-	-	-	-	-	-	-	99
7265 - Laundry Service	971	1,211	-	-	-	-	-	-	-	-	-	-	2,182
7280 - Management Contract F&B	3,821	3,451	-	-	-	-	-	-	-	-	-	-	7,272
7290 - Miscellaneous Expenses F&B	1,396	457	-	-	-	-	-	-	-	-	-	-	1,854
7300 - Postage/ Shipping F&B	519	468	-	-	-	-	-	-	-	-	-	-	987
7310 - Recruiting	-	114	-	-	-	-	-	-	-	-	-	-	114
7315 - Smallware F&B	2,192	1,950	-	-	-	-	-	-	-	-	-	-	4,142
7335 - Transportation F&B	-	1,993	-	-	-	-	-	-	-	-	-	-	1,993
9095 - Taxes	605	778	-	-	-	-	-	-	-	-	-	-	1,382
Total Expense	244,678	232,704	-	-	-	-	-	-	-	-	-	-	477,382
Total Expense	244,678	232,704	-	-	-	-	-	-	-	-	-	-	477,382
Food Service Net Total	(\$240,232)	(\$223,635)	-	-	-	-	-	-	-	-	-	-	(\$463,867)

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Summary Statement of Revenues and Expenses For 2/28/2023

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Housekeeping Income													
Income													
4835 - Misc. Income	-	100	-	-	-	-	-	-	-	-	-	-	100
Total Income	-	100	-	-	-	-	-	-	-	-	-	-	100
Total Income	-	100	-	-	-	-	-	-	-	-	-	-	100
Housekeeping Expense													
Expense													
5300 - Salaries & Wages	33,878	43,779	-	-	-	-	-	-	-	-	-	-	77,658
5310 - PMP Payroll Mgmt Fee 35%	11,085	15,323	-	-	-	-	-	-	-	-	-	-	26,407
5392 - Health & Welfare-Union	7,868	9,072	-	-	-	-	-	-	-	-	-	-	16,940
5396 - Retirement Plan-Union	3,372	3,134	-	-	-	-	-	-	-	-	-	-	6,506
6315 - Uniforms	1,060	1,137	-	-	-	-	-	-	-	-	-	-	2,197
6635 - Janitorial Supplies & Maintenance	277	1,599	-	-	-	-	-	-	-	-	-	-	1,875
6636 - Housekeeping Small Equipment	-	1,227	-	-	-	-	-	-	-	-	-	-	1,227
Total Expense	57,541	75,270	-	-	-	-	-	-	-	-	-	-	132,811
Total Expense	57,541	75,270	-	-	-	-	-	-	-	-	-	-	132,811
Housekeeping Net Total	(\$57,541)	(\$75,170)	-	-	-	-	-	-	-	-	-	-	(\$132,711)

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Summary Statement of Revenues and Expenses For 2/28/2023

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Maintenance Expense													
Expense													
5300 - Salaries & Wages	56,157	65,181	-	-	-	-	-	-	-	-	-	-	121,338
5310 - PMP Payroll Mgmt Fee 35%	19,103	22,813	-	-	-	-	-	-	-	-	-	-	41,916
5392 - Health & Welfare-Union	7,263	9,072	-	-	-	-	-	-	-	-	-	-	16,335
5396 - Retirement Plan-Union	3,113	3,134	-	-	-	-	-	-	-	-	-	-	6,246
6315 - Uniforms	1,367	519	-	-	-	-	-	-	-	-	-	-	1,886
6406 - Lighting Services	-	490	-	-	-	-	-	-	-	-	-	-	490
6408 - Elevator Services	3,062	7,427	-	-	-	-	-	-	-	-	-	-	10,489
6414 - Fire Prevention & Protection	3,125	323	-	-	-	-	-	-	-	-	-	-	3,448
6424 - HVAC Services	3,334	1,779	-	-	-	-	-	-	-	-	-	-	5,113
6434 - Pest Control	1,176	4,520	-	-	-	-	-	-	-	-	-	-	5,696
6444 - Water Treatment Services	1,450	-	-	-	-	-	-	-	-	-	-	-	1,450
6510 - Boiler Repair & Maintenance	2,277	-	-	-	-	-	-	-	-	-	-	-	2,277
6515 - Building Repair & Maintenance	2,808	498	-	-	-	-	-	-	-	-	-	-	3,306
6530 - Common Area Repair & Maintenance	1,265	-	-	-	-	-	-	-	-	-	-	-	1,265
6545 - Electrical Supplies/Repair & Maintenance	1,410	118	-	-	-	-	-	-	-	-	-	-	1,528
6555 - Equipment Rental/ Repair & Maint	1,644	1,816	-	-	-	-	-	-	-	-	-	-	3,459
6625 - HVAC Supplies/ Repair & Maintenance	725	-	-	-	-	-	-	-	-	-	-	-	725
6635 - Janitorial Supplies & Maintenance	852	3,610	-	-	-	-	-	-	-	-	-	-	4,462
6645 - Locks & Keys Repair & Maintenance	113	601	-	-	-	-	-	-	-	-	-	-	714
6680 - Painting Services & Supplies	400	630	-	-	-	-	-	-	-	-	-	-	1,030
6695 - Plumbing Supplies/Repair & Maintenance	3,036	409	-	-	-	-	-	-	-	-	-	-	3,444
6795 - Other Supplies/ Repair & Maintenance	2,365	693	-	-	-	-	-	-	-	-	-	-	3,058
Total Expense	116,044	123,633	-	-	-	-	-	-	-	-	-	-	239,677

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Summary Statement of Revenues and Expenses For 2/28/2023

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Maintenance Expense													
Total Expense	116,044	123,633	-	-	-	-	-	-	-	-	-	-	239,677
Maintenance Net Total	(\$116,044)	(\$123,633)	-	-	-	-	-	-	-	-	-	-	(\$239,677)

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Summary Statement of Revenues and Expenses For 2/28/2023

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Operating Income													
Income													
4100 - Residential Assessments	838,759	838,759	-	-	-	-	-	-	-	-	-	-	1,677,519
4101 - Residential Additional Occupant Fees	33,925	33,032	-	-	-	-	-	-	-	-	-	-	66,956
4103 - HOA Owned Unit Rental Fees	67,430	64,926	-	-	-	-	-	-	-	-	-	-	132,356
4105 - Income from sale of HOA owned units	71,970	-	-	-	-	-	-	-	-	-	-	-	71,970
4120 - Reserve Interest	2,866	1,378	-	-	-	-	-	-	-	-	-	-	4,244
4400 - Late Fee	2,913	2,366	-	-	-	-	-	-	-	-	-	-	5,279
4405 - Late Interest	6,037	6,275	-	-	-	-	-	-	-	-	-	-	12,311
4407 - Guest Suite Rental Fees	-	3,315	-	-	-	-	-	-	-	-	-	-	3,315
4427 - Foreclosure Processing Fees	-	150	-	-	-	-	-	-	-	-	-	-	150
4520 - Service Fees Revenue	675	-	-	-	-	-	-	-	-	-	-	-	675
4640 - NSF Fees	15	100	-	-	-	-	-	-	-	-	-	-	115
4650 - Move in/ Move Out Fees	2,250	600	-	-	-	-	-	-	-	-	-	-	2,850
4655 - Pet Fees	315	140	-	-	-	-	-	-	-	-	-	-	455
4660 - Photocopy Income	38	88	-	-	-	-	-	-	-	-	-	-	126
4676 - Key Fees	135	60	-	-	-	-	-	-	-	-	-	-	195
4680 - Lien Fees	-	534	-	-	-	-	-	-	-	-	-	-	534
4800 - Antenna Income	9,124	5,109	-	-	-	-	-	-	-	-	-	-	14,233
4801 - Refund Homeowner	4,199	-	-	-	-	-	-	-	-	-	-	-	4,199
4814 - Reimbursable Repairs	-	85	-	-	-	-	-	-	-	-	-	-	85
4835 - Misc. Income	820	250	-	-	-	-	-	-	-	-	-	-	1,070
Total Income	1,041,470	957,168	-	-	-	-	-	-	-	-	-	-	1,998,637
Total Income	1,041,470	957,168	-	-	-	-	-	-	-	-	-	-	1,998,637

Operating Expense

Expense													
5010 - Bad Debt	603,731	242,371	-	-	-	-	-	-	-	-	-	-	846,102
5015 - Bank Charges	-	50	-	-	-	-	-	-	-	-	-	-	50

Laguna Woods Mutual No. Fifty aka The Towers at Laguna Woods Village

Summary Statement of Revenues and Expenses For 2/28/2023

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Operating Expense													
5021 - NSF Charges	50	50	-	-	-	-	-	-	-	-	-	-	100
5070 - Master Association Fee-GRF	-	137,655	-	-	-	-	-	-	-	-	-	-	137,655
5400 - Insurance Premiums-Common	2,231	-	-	-	-	-	-	-	-	-	-	-	2,231
6000 - Electric Service	67,181	32,563	-	-	-	-	-	-	-	-	-	-	99,745
6005 - Gas Service	33,351	62,249	-	-	-	-	-	-	-	-	-	-	95,600
6025 - Water/Sewer Service	12,307	11,049	-	-	-	-	-	-	-	-	-	-	23,356
6035 - Trash & Recycling Service	9,657	4,896	-	-	-	-	-	-	-	-	-	-	14,553
6050 - Telephone Service	-	551	-	-	-	-	-	-	-	-	-	-	551
6055 - Internet Service	139	139	-	-	-	-	-	-	-	-	-	-	278
6110 - Landscape Repair & Maintenance	2,955	1,040	-	-	-	-	-	-	-	-	-	-	3,995
6111 - Contract Landscape	5,400	-	-	-	-	-	-	-	-	-	-	-	5,400
7015 - Financial Services	73	109	-	-	-	-	-	-	-	-	-	-	181
7025 - Legal Services-Collection	2,612	1,732	-	-	-	-	-	-	-	-	-	-	4,344
7030 - Legal Services-General Counsel	-	225	-	-	-	-	-	-	-	-	-	-	225
7040 - Management Fees	9,983	9,983	-	-	-	-	-	-	-	-	-	-	19,966
7095 - Other Professional Services	548	18	-	-	-	-	-	-	-	-	-	-	566
7900 - HOA Owned Unit Assessment	68,312	63,304	-	-	-	-	-	-	-	-	-	-	131,615
9094 - Reserve Loan Payment	-	(28,210)	-	-	-	-	-	-	-	-	-	-	-28,210
9105 - Reserve Contribution	154,567	154,567	-	-	-	-	-	-	-	-	-	-	309,134
9120 - Reserve Interest	2,866	1,378	-	-	-	-	-	-	-	-	-	-	4,244
9896 - Loan Interest & Fees	-	11,759	-	-	-	-	-	-	-	-	-	-	11,759
Total Expense	975,963	707,477	-	-	-	-	-	-	-	-	-	-	1,683,440
Total Expense	975,963	707,477	-	-	-	-	-	-	-	-	-	-	1,683,440
Operating Net Total	\$65,507	\$249,691	-	-	-	-	-	-	-	-	-	-	\$315,198
Net Total	(\$431,878)	(\$245,966)	-	-	-	-	-	-	-	-	-	-	(\$677,844)