

PRESTONWOOD COUNTRY CLUB CONDOMINIUM ASSOCIATION

December 2025

PROFIT AND LOSS SUMMARY - ACCRUAL BASIS				
INCOME	Dec 2025	Y-T-D 2025	Y-T-D 2024	% Chg 24/25
PRIOR YEAR CARRY-OVER		\$ 46,767	\$ 103,867	-55%
ASSESSMENTS	\$ 141,315	\$ 1,628,382	\$ 1,591,148	2%
UTILITY INCOME	\$ 42,300	\$ 454,906	\$ 435,387	4%
FEES & SERVICES	\$ 662	\$ 19,504	\$ 17,120	14%
OTHER INCOME	\$ 951	\$ 29,456	\$ 46,045	-36%
RESERVE ALLOCATION	\$ 500	\$ 8,000	\$ 7,000	14%
TRANSFER FROM RESERVE CD (VERITEX)		\$ 60,000		
FIRE 9/6/2025- INSURANCE				
TOTAL INCOME	\$ 185,728	\$ 2,247,015	\$ 2,200,567	2%
EXPENSES	Dec 2025	Y-T-D 2025	Y-T-D 2024	% Chg 24/25
PAYROLL	\$ 34,940	\$ 424,037	\$ 305,548	* 39%
UTILITIES	\$ 31,200	\$ 440,906	\$ 435,394	1%
OPERATING MAINTENANCE	\$ 30,237	\$ 263,368	\$ 229,985	15%
INSURANCE	\$ 53,481	\$ 379,659	\$ 504,304	** -25%
ADMINISTRATION	\$ 6,398	\$ 127,794	\$ 177,632	* -28%
TOTAL OPERATING EXPENSES	\$ 156,256	\$ 1,635,764	\$ 1,652,863	-1%
CAPITAL/RESERVE EXPENSES	\$ 29,050	\$ 385,104	\$ 285,500	*** 35%
EMERGENCY GENERATOR RENTAL			\$ 41,518	-100%
MANSARD ROOF REPLACEMENT	\$ 10,850	\$ 32,850		
FIRE 9/6/2025	\$ 10,396	\$ 69,269		
TOTAL RESERVE & OTHER EXP.	\$ 50,296	\$ 487,223	\$ 327,018	49%
TOTAL EXPENSES	\$ 206,552	\$ 2,122,987	\$ 1,979,881	7%
NET INCOME	\$ (20,824)	\$ 124,028	\$ 220,686	-44%
* Temp charges were in Admin- Now Delisha and Ulysess are Full Time				
** Reduced Buy-down for Deductible - Current is 2% instead of 1%				
*** Electric line replacement, NanoBubbler, HVAC Plumbing Replacement, Pool Controlled Access Gates				

BANK BALANCES			
OPERATING	12/31/2025	12/31/2024	% Chg 24/25
NDBT OPERATING/RESERVE MONEY MKT	\$ 101,645.64	\$ 69,011.83	
NDBT CHECKING	\$ 54,519.21	\$ 52,987.38	
NDBT DEBIT CARD	\$ 2,625.41	\$ 2,434.75	
VERITEX CHECKING - MANSARD ROOF	\$ 19,509.89		
NDBT CHECKING - FIRE 9/6/2025	\$ 5,357.30		
CASH	\$ 178,300.15	\$ 124,433.96	43%
RESERVES			
CD - AAB General	\$ 220,187.59	\$ 213,254.53	
CD - VERITEX - General		\$ 134,802.28	
CD - NDBT General		\$ 102,410.90	
CD - NDBT Insur Loan Security	\$ 264,930.13	\$ 250,000.00	
RESERVE FUNDS	\$ 485,117.72	\$ 700,467.71	-31%
LOANS			
INSURANCE LOAN - NDBT	\$ 266,387.37	\$ 464,844.99	
ROOF LOAN-NDBT	\$ 43,854.15		
	\$ 310,241.52	\$ 464,844.99	
AVAILABLE RESERVE FUNDS	\$ 174,876.20	\$ 235,622.72	-26%