

December Financial Summary



	December			Year-to-Date		
	Actual	Variance to Budget	Variance to 2023	Actual	Variance to Budget	Variance to 2023
General Operating Revenue (1)	\$1,166,950	\$3,041	\$66,110	\$13,569,134	\$141,848	\$1,122,442
Operating Expenses (2)	(\$849,227)	\$68,021	(\$42,073)	(\$9,278,996)	\$133,908	(\$835,812)
Amenity Net Income	(\$154,949)	\$45,074	\$64,787	\$356,018	\$176,607	(\$19,027)
Net Income before Depreciation	\$162,774	\$116,136	\$88,824	\$4,646,156	\$452,363	\$267,603
Depreciation & Asset Gain/(Loss) (3)	(\$336,247)	\$79,864	(\$25,209)	(\$3,916,283)	\$23,945	(\$425,438)
Net Income from Operations	(\$173,473)	\$196,000	\$63,615	\$729,873	\$476,308	(\$157,835)
Capital Assessments and CCF (4)	\$208,179	\$247	\$22,412	\$2,492,669	\$7,219	(\$27,753)
Big Canoe POA Net Income	\$34,706	\$196,247	\$86,027	\$3,222,542	\$483,527	(\$185,588)

- 1) General Operating Revenue - Cash back on credit card/ACH program +\$3.3k
- 2) Operating Expenses
 - Revenues +\$18.6k - Winter Ball revenues at Tate House
 - Payroll expense +\$2k
 - Operating expenses +\$47.3k - computer support/maintenance (\$15.2k), plants/shrubs +\$23k, property taxes +\$6k, and interest expense +\$31.6k
- 3) Dam seepage project ongoing and other large projects completed later in the year.
- 4) 2024 collected CCF was for 191 home sales. 2024 plan was for 190 homes.

Board Meeting - January 2025



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