

## WIND MEADOWS CORPORATION

### 2018 PROFIT AND LOSS

	2016	2017	2018	PROJECTED YEAR END 2019
<b>YEAR:</b>	2016	2017	2018	PROJECTED YEAR END 2019
<b>REVENUES:</b>				
ACTUAL INCOME (Monthly Assessments)	597,983	603,779	655,773	702,947
CLEAN FEES, POOL GUESTS, INTEREST	7,640	8,514	12,072	6,500
PSA I PAINT & GARAGE DOOR SPECIAL ASSESSEMENT	0	145,959	5,631	0
PSA I TREE REMOVAL SPECIAL ASSESS.	0	0	0	54,400
PSA II PAINT SPECIAL ASSESSEMENT	55,530	0	0	0
PSA II GARAGE DOOR SPECIAL ASSESSEMENT	0	0	20,300	0
PSA III PAINT SPECIAL ASSESSEMENT	0	83,906	0	0
PSA III TREES SPECIAL ASSESSEMENT	0	0	31,500	37,800
PSA V TREES SPECIAL ASSESSEMENT	0	0	0	2,400
MISCELLANEOUS INCOME	1,129	2,566	1,683	0
<b>TOTAL GROSS INCOME:</b>	<b>\$662,282</b>	<b>\$844,724</b>	<b>\$726,959</b>	<b>\$804,047</b>
<b>EXPENSES:</b>				
LEISURE CENTER/COMMON AREA	128,064	146,545	129,739	145,284
ADMINISTRATIVE	127,372	139,695	136,001	152,275
PSA BUILDING MAINTENANCE	53,583	50,762	24,562	42,582
PSA GROUND MAINTENANCE	170,956	197,408	262,197	179,670
PSA SNOW REMOVAL	45,998	46,347	46,918	50,498
PSA LIGHTS, SUMPS, PSA INSURANCE	59,493	44,738	48,282	59,198
<b>TOTAL OPERATING EXPENSES:</b>	<b>\$585,466</b>	<b>\$625,495</b>	<b>\$647,699</b>	<b>\$629,507</b>
<b>SPECIAL ASSESSMENTS:</b>				
PSA I PAINTING & GARAGE DOORS	0	185,576	(2,840)	0
PSA I TREE REMOVAL	0	0	0	54,400
PSA II PAINTING	54,514	0	0	0
PSA II NEW GARAGE DOORS	0	0	20,300	0
PSA III PAINTING	0	62,652	0	0
PSA III TREE REMOVAL	0	0	28,057	37,800
PSA V TREE REMOVAL	0	0	0	2,400
<b>CAPITAL EXPENSES:</b>				
PSA I FOUNDATION WALL REPAIR	0	0	4,860	0
PSA I CHIMNEY REPAIRS	9,479	6,246	6,810	15,000
PSA I PRIVACY WALL REPLACEMENTS	1,758	0	0	0
PSA I ASHALT REPAIRS	7,631	500	480	0
PSA I GUTTER COVERS	0	6,545	0	0
PSA II NEW GARAGE DOORS	0	0	21,895	0
PSA II ASPHALT REPAIRS	0	0	4,920	0
PSA III RESET BRICK LEDGES	0	5,212	0	0
PSA VI GUTTER COVERS	0	3,910	0	0
PSA VIII PAINT SOFFITS, TRIM, FASCIA & SIDING	0	6,686	10,571	9,500
REPAIR LC BIKE PATH & ERODED LAKE BANK	24,269	0	0	0
LC FLOOR, COUNTERS, BLINDS, LIGHTING, ETC.	6,617	0	28,844	5,000
LC CHAIN-LINK POOL FENCE	0	695	0	0
ENTRANCE SIGNS LIGHTHOUSE & CAMPUS	0	1,107	0	0
<b>TOTAL CAPITAL &amp; SPECIAL EXPENSES:</b>	<b>104,268</b>	<b>279,129</b>	<b>123,897</b>	<b>124,100</b>
<b>TOTAL EXPENSES:</b>	<b>689,734</b>	<b>904,624</b>	<b>771,596</b>	<b>753,607</b>
<b>NET CASH FLOW:</b>	<b>(27,452)</b>	<b>(59,900)</b>	<b>(44,637)</b>	<b>50,440</b>
<b>NET GAIN/LOSS IN RESERVES:</b>	<b>(29,869)</b>	<b>(62,190)</b>	<b>(44,009)</b>	<b>54,548</b>
<b>YEAR END BALANCES:</b>	<b>\$405,621</b>	<b>\$343,431</b>	<b>\$299,422</b>	<b>\$353,970</b>

(Balance Sheet on reverse side)

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