

GENERAL LOHO 2025

100.0%

YEAR END (Revised 1/17/26)

	LOHO 2025 Approved (11/19/24) Budget, amended 1/21/25	ACTUAL YEAR END	Change from LOHO Budget	NOTES	Percent budget
REVENUES					
Interest Income	8,000	10,251	2,251	Includes Investment accounts, when reported	128%
Rent Income (excl LIHHS)	281,500	296,690	15,190	June 1 Rent increase for MR 5% (equal spread), for Mod 5%. Occup. 100% Dec	105%
LIHHS Rent	7,670	8,220	550	Rent change June 1 tied to increase/decrease in utilities and taxes. June adding \$50 for GP use.	107%
Donations: Restricted to Cottages		7,000	7,000	LIHHS \$1625 for snow removal and \$5,375 for walkway maintenance.	
Donations: Unrestricted	95,000	103,276	8,276	Donations with no restrictions for use	109%
Miscellaneous	0	0	-		
Ops. Reimbursement from HH	12,000	12,000	-	Does not show on P&L report	100%
Total Revenues	404,170	437,437	33,267		108%
EXPENSES					
Miscellaneous	173	0	173		0%
Appreciation	300	1,293	(993)	For volunteers, staff, board, etc.	431%
Dues and Fees	1,030	1,679	(649)	Incl. background checks, Zoom, RHAW, Chamber, USPS, Web, State, other fees. Some moved from Prof Srv.	163%
Events: Residents/community	453	569	(116)		126%
Fundraising Costs	10,000	6,286	3,714		63%
Health Insurance	3,676	3,690	(14)	LOHO portion only. Dec. incr.	100%
Insurance	12,609	11,704	905	ACTUAL.	93%
Legal Fees	3,000	5,491	(2,491)		183%
Loan P&I	91,754	91,754	-	Monthly payment P&I \$7,646.14	100%
Maintenance - Buildings	35,000	29,352	5,648		84%
Maintenance - Grounds	20,000	13,502	6,498		68%
Marketing	592	411	181		69%
Payroll	97,100	88,479	8,621	Exec Dir. & Cottages Manager (part of Yr). Includes Jan 2026 1st PP.	91%
Professional Services	40,600	31,194	9,406	PA, CPAs, GUSTO FEE, Inspection (4,860), etc. Some moved to Dues & Fees	77%
Real Estate Taxes	19,000	19,932	(932)	ACTUAL.AV increased 33%. Tax rate increased \$0.29.	105%
Simple IRA	2,600	2,126	474	LOHO match 3% salaries. Ascensus. New staff wait 6 mo.	82%
Supplies & Equipment	5,090	2,426	2,665		48%
Utilities	39,473	35,893	3,579		91%
Transfer to LTM Account	20,000	20,000	-	Annual transfer to Long Term Maintenance	100%
Total Expenses	402,450	365,781	36,669		91%
NET (Revenues - Expenses)	1,720	71,655	69,935		

ENDING BALANCE IN CHECKING	107,077
Balance invested in LPL	239,129
TOTAL CASH AND INVESTMENTS	346,205