The Oaks POA
Expenses - September 2025

Accounts

				Year To Date		As of 6/1/25 Treasurer Report	As of 6/1/24 Treasurer Report	As of 6/1/23 Treasurer Report
				FY 2026	FY 2026	FY25	FY24	FY23
Description	July	August	September	**ACTUAL**	**BUDGET**	Actual	Actual	Actual
Property Insurance				$ -	$ 7,500.00	$ 6,970.11	$ 4,871.67	$ 2,903.28
Director's Insurance				$ -	$ 2,200.00	$ 1,906.00	$ 1,830.00	$ 1,754.00
INSURANCE	$ -	$ -	$ -	$ -	$ 9,700.00	$ 8,876.11	$ 6,701.67	$ 4,657.28
Property Tax				$ -	$ 750.00	$ 450.78	$ 471.44	$ 553.89
Accounting (QuickBooks)	$ 40.51	$ 40.51	$ 40.51	$ 190.82	$ 500.00	$ 820.82	$ 756.83	$ 556.83
County Filing Fees				$ -	$ -	$ -		$ -
IRS (Penalties & Interest)	$ 1,422.79			$ 1,422.79	$ 1,500.00	$ 6,411.00		$ -
Annual Tax Preparation				$ -	$ 400.00	$ 360.00	$ 240.00	$ 300.00
CPA/TAX	$ 1,463.30	$ 40.51	$ 40.51	$ 1,613.61	$ 3,150.00	$ 8,042.60	$ 1,468.27	$ 1,410.72
PEC (Electric)	$ 290.35	$ 293.16	$ 233.56	$ 1,125.30	$ 4,200.00	$ 4,055.53	$ 4,022.66	$ 3,697.60
GVTC (Telephone)	$ 38.86	$ 55.28	$ 55.28	$ 204.78	$ 675.00	$ 652.33	$ 647.05	$ 613.60
Dumpster				$ -	$ 1,000.00	$ 645.00	$ 610.00	$ -
Best (Trash)				$ -	$ 800.00	$ -	$ 75.00	$ 853.83
SJWTX (Water)	$ 192.98	$ 202.56	$ 221.39	$ 816.83	$ 2,400.00	$ 2,151.67	$ 2,054.07	$ 2,077.07
UTILITIES	$ 522.19	$ 551.00	$ 510.23	$ 2,146.91	$ 9,075.00	$ 7,504.53	$ 7,408.78	$ 7,242.10
Landscaping Maintenance				$ -	$ -	$ -	$ 1,600.00	$ 1,000.00
Pool Maintenance(Thomas Pools)	$ 487.13	$ 487.13	$ 893.06	$ 2,273.26	$ 4,500.00	$ 3,916.44	$ 2,836.76	$ 6,880.51
Park Maintenance (Handy Hank)	$ 695.00	$ 695.00	$ 535.00	$ 3,620.00	$ 7,500.00	$ 7,731.38	$ 6,377.00	$ 5,835.00
General R & M				$ -	$ 300.00	$ -		$ -
Tree Maintenance				$ -	$ 500.00	$ 300.00		$ 1,400.00
Restroom (Pool & Park) Maint/Supplies				$ 335.26	$ 1,200.00	$ 300.00		$ -
Building Repairs				$ -	$ 500.00	$ -		$ -
Pool Repairs				$ 350.00	$ 1,000.00	$ -	$ 944.05	$ 96.42

The Oaks POA
Expenses - September 2025

Accounts				**Year To Date**		As of 6/1/25 Treasurer Report	As of 6/1/24 Treasurer Report	As of 6/1/23 Treasurer Report
				FY 2026	**FY 2026**	FY25	FY24	FY23
Description	July	August	September	**ACTUAL**	**BUDGET**	Actual	Actual	Actual
Gate Repairs				$ -	$ 500.00	$ -		$ -
Park Repairs				$ -	$ -	$ -		$ 138.72
Restroom Repairs				$ -	$ 500.00	$ -		$ 66.38
Equipment Repairs				$ -	$ -	$ -	$ 113.64	$ -
Signage	$ 83.00			$ 83.00	$ 500.00	$ 250.00	$ 572.54	$ 2,109.56
MAINTENANCE COMMITTEE	$ 1,265.13	$ 1,182.13	$ 1,428.06	$ 6,661.52	$ 17,000.00	$ 12,497.82	$ 12,443.99	$ 17,526.59
Lien Notice (County Filing Fees)				$ -	$ 200.00	$ 150.00	$ 471.12	$ 59.04
Legal Fees				$ -	$ 2,000.00	$ -	$ 1,125.00	$ 75.00
LEGAL COMMITTEE	$ 675.00	$ -	$ -	$ 675.00	$ 2,200.00	$ 150.00	$ 1,596.12	$ 134.04
KEYS AND LOCKS				$ -	$ -	$ -	$ 150.00	$ -
NEIGHBORHOOD COMMUNICATIONS				$ -	$ -	$ -		$ 61.93
ARCHITECTUAL COMMITTEE				$ -	$ -	$ -		$ -
FINANCE COMMITTEE				$ -	$ -	$ -		$ -
Website Domain Fees (Hover)	$ 36.24	$ 36.24	$ 36.24	$ 144.96	$ 350.00	$ 369.85	$ 116.17	$ 319.80
Misc Expenses		$ 58.76		$ 58.76	$ 500.00	$ 762.46	$ 1,377.07	$ 36.75
Office Supplies			$ 54.13	$ 157.88	$ 150.00	$ 110.18	$ 164.90	$ 44.34
Postage Delivery		$ 6.37		$ 6.37	$ 400.00	$ 410.80	$ 357.01	$ 549.68
Printing and Reproduction				$ -	$ -	$ -		$ -
Bank Fees	$ 47.00			$ 47.00	$ 50.00	$ -		$ -
Social Committee				$ 101.93	$ 300.00	$ 176.00	$ 32.00	$ 48.00
Annual Meeting				$ -	$ 750.00	$ 601.65	$ 562.10	$ 703.43
Web Page Fees (Wix)				$ -	$ 200.00	$ 181.20	$ 434.88	$ -
MISCELLANEOUS EXPENSES	$ 83.24	$ 101.37	$ 90.37	$ 516.90	$ 2,700.00	$ 2,612.14	$ 3,044.13	$ 1,702.00
Operating Expense Totals	**$ 4,008.86**	**$ 1,875.01**	**$ 2,069.17**	**$ 11,613.94**	**$ 43,825.00**	**$ 39,683.20**	**$ 32,812.96**	**$ 32,734.66**

The Oaks POA
Expenses - September 2025

Capital Improvements

Accounts

				Year To Date		As of 6/1/25 Treasurer Report	As of 6/1/24 Treasurer Report	As of 6/1/23 Treasurer Report
				FY 2026	**FY 2026**	FY25	FY24	FY23
Description	July	August	September	**Actual**	**BUDGET**	Actual	Actual	Actual
Gates/Card Keys (Pool & Parks)				$ -	$ -	$ 18,380.00	$ -	$ -
Playground @ Charter Park				$ -	$ -	$ -	$ 33,298.87	$ -
Pavilion @ Charter Park (Tables)			$ 714.41	$ 714.41	$ 750.00	$ -	$ 57,629.00	$ -
POA Parking				$ -	$ -	$ -	$ -	$ -
Pool Deck (Pool Lounge Chairs)				$ 1,199.35	$ 1,200.00	$ 3,795.00	$ -	$ -
Clubhouse Painting				$ -	$ -	$ 3,200.00	$ -	$ -
Gate/Meter pole, POA parking, 2 lights				$ -	$ -	$ -	$ -	$ -
TOTAL CAPITAL EXPENDITURES	$ -	$ -	$ 714.41	**$ 1,913.76**	**$ 1,950.00**	**$ 25,375.00**	**$ 90,927.87**	**$ -**