

MONTHLY TREASURER'S REPORT as of 7-31-2023

ACCOUNT	BALANCE	PORTFOLIO TOTAL	INTEREST
GFA Checking	\$14,270.23		\$0.00
GFA Savings	\$12,244.48	\$26,514.71	\$0.00
Edward Jones Investments	\$249,886.90	\$249,886.90	
Total		\$276,401.61	

July FY'2024

EXPENSES		INCOME	
Town of Hubbardston (2024 Taxes)	\$ 492.97	Payments (\$200 Maint Fees)	\$ 1,000.00
Regional Restrooms (Porta Potti)	\$ -	Lodge Rentals	\$ -
Comm of Mass (Corp. Fee)	\$ -	Past Due Payments	\$ -
Charter Communications	\$ 137.97	Interest (GFA Checking)	\$ -
National Grid (Electric)	\$ 63.89	Interest (GFA Savings)	\$ -
Republic Services (Trash Pickup)	\$ 183.79	Dock Fee	\$ -
Security Alarm Systems	\$ 149.70		
USPS (Stamps)	\$ -		
Broberg Insurance (Liability)	\$ -		
Broberg Insurance (Lodge replacement)	\$ -	TOTAL INCOME	\$1,000.00
Huhtula Oil (Fuel)	\$ -		
PO Box	\$ -		
Nashoba Analytical	\$ 105.00		
US Treasury (Taxes)	\$ -		
Commonwealth of MA (Taxes)	\$ 71.00		
Clean furnace	\$ -		
Lodge inspection: Town of Hubbardston	\$ -		
Beach fee: Town of Hubbardston	\$ -		
Tax Accountant	\$ 815.00		
Lien settlement recording fee	\$ -		
Annual Meeting Mailings & Supplies	\$ -		
Web Site	\$ -		
SUB TOTAL EXPENSE (Operating Plan)	\$ 2,019.32		
MAINTENANCE & IMPROVEMENTS			
Lodge Septic Cleaning	\$ -		
Lodge cleaning & supplies	\$ -		
General Repairs & Maintenance	\$ -		
Tractor fuel & mowing supplies	\$ -		
Lodge Well Line Repair	\$ -		
TOT. MAINTENANCE & IMPROVEMENTS	\$ -		
TOTAL EXPENSES	\$ 2,019.32		
TOTAL INCOME	\$ 1,000.00		
NET CASH FLOW	\$ (1,019.32)		

FY 2024 BUDGET
As of July 31, 2023

FY 2024 Budget		BUDGET	ACTUAL	VARIANCE		BUDGET	ACTUAL	VARIANCE
EXPENSES								
Town Real Estate Taxes	\$	1,700.00	\$	822.27	\$	877.73		
Porta Potty @ Beach (Regional Restrooms)	\$	800.00	\$	-	\$	800.00		
Charter Communications	\$	3,450.00	\$	995.79	\$	2,454.21		
National Grid (Electric)	\$	1,300.00	\$	291.65	\$	1,008.35		
Traffic (Republic Services)	\$	500.00	\$	183.79	\$	316.21		
Security Alarm Systems	\$	280.00	\$	149.70	\$	110.30		
USPS (Stamps)	\$	200.00	\$	-	\$	200.00		
Broberg Insurance (Liability & Lodge)	\$	6,625.75	\$	6,625.75	\$	-		
Humula Oil (Fuel)	\$	2,000.00	\$	451.41	\$	1,548.59		
PO Box Annual Renewal	\$	70.00	\$	78.00	\$	(8.00)		
E-coll Test (Nashoba Analytical)	\$	350.00	\$	175.00	\$	175.00		
Web Site Hosting Renewal	\$	175.00	\$	-	\$	175.00		
2023 Tax Filings (Mass-\$71.00)	\$	71.00	\$	71.00	\$	-		
Tax Accountant - Other Legal Fees	\$	800.00	\$	825.00	\$	(25.00)		
Mailing/Meeting Supplies	\$	500.00	\$	281.84	\$	218.16		
Spring Cleanup/Annual Beach Party	\$	500.00	\$	200.00	\$	300.00		
TOTAL OPERATING EXPENSES	\$	19,301.75	\$	11,151.20	\$	8,150.55		
MAINTENANCE & IMPROVEMENTS								
Lodge cleaning & supplies	\$	200.00	\$	-	\$	200.00		
General Repairs & Maintenance	\$	3,000.00	\$	129.73	\$	2,870.27		
New Swing Set for Beach	\$	5,350.00	\$	5,483.56	\$	(133.56)		
Fuel / Supplies for Mowing, etc.	\$	100.00	\$	117.95	\$	(17.95)		
TOT. MAINTENANCE & IMPROVEMENTS	\$	8,650.00	\$	5,711.24	\$	2,938.76		
TOTAL EXPENSES	\$	27,951.75	\$	16,862.44	\$	11,089.31		
TOTAL INCOME	\$	100,659.00	\$	23,591.08	\$	(77,067.92)		
NET CASH FLOW	\$	72,707.25	\$	6,728.64	\$	(88,157.23)		
INCOME								
FY 2024 Maint Fees (Plan: 185 x \$200)	\$	37,000.00	\$	20,611.00	\$	(16,389.00)		
Past Due Maint Fees	\$	63,000.00	\$	2,578.65	\$	(60,421.35)		
Lodge Rentals	\$	500.00	\$	200.00	\$	(300.00)		
Interest (GFA Checking)	\$	7.00	\$	0.79	\$	(6.21)		
Interest (GFA Savings)	\$	2.00	\$	0.64	\$	(1.36)		
Dock Fees	\$	150.00	\$	200.00	\$	50.00		
TOTAL INCOME	\$	100,659.00	\$	23,591.08	\$	(77,067.92)		