Nicolet Parc

Balance Sheet Comparison: December 31, 2025 vs January 31, 2026

	Last Month	Current Month	Difference
Current Assets			
First Citizens Operating	$20,666.87	$21,223.23	$556.36
Total Current Assets	**$20,666.87**	**$21,223.23**	**$556.36**
Reserves			
First Citizens Replacement Reserve Acct	$81,280.48	$31,286.73	($49,993.75)
Landing Rock IDA	$16,383.87	$76,533.97	$60,150.10
CD Landing Rock 6.30.26 4.00%	$68,673.71	$68,902.40	$228.69
CD Landing Rock 6.30.26 3.95%	$54,055.35	$54,233.15	$177.80
CD Landing Rock 8.13.26 3.80%	$52,149.17	$52,315.06	$165.89
CD Landing Rock 9.23.26 3.30%	$20,179.01	$20,235.06	$56.05
CD Landing Rock 7.2.26 3.40%	$10,082.90	$10,111.78	$28.88
CD Landing Rock 1.6.26 3.55%	$10,083.64	-	($10,083.64)
CD Landing Rock 4.13.26 3.35%	$40,069.75	$40,183.56	$113.81
CD Landing Rock 12.11.26 3.30%	$42,072.14	$42,189.86	$117.72
Total Reserves	**$395,030.02**	**$395,991.57**	**$961.55**
Fixed Assets			
Land	$29,475.02	$29,475.02	-
Total Fixed Assets	**$29,475.02**	**$29,475.02**	**$0.00**
Total Assets	**$445,171.91**	**$446,689.82**	**$1,517.91**

	Last Month	Current Month	Difference
Liability			
Accounts Payable	$13,735.79	$2,064.00	($11,671.79)
Prepaid Dues	$3,376.00	$3,361.00	($15.00)
Accrued Water/Sewer	-	$5,000.00	$5,000.00
Total Liability	**$17,111.79**	**$10,425.00**	**($6,686.79)**
Equity			
Net Profit/Loss	$83,688.14	$8,204.70	($75,483.44)
Retained Earnings	$344,371.98	$428,060.12	$83,688.14
Total Equity	**$428,060.12**	**$436,264.82**	**$8,204.70**
Total Liabilities / Equity	**$445,171.91**	**$446,689.82**	**$1,517.91**

Nicolet Parc

Statement of Revenues and Expenses 1/1/2026 - 1/31/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Operating Income							
Assessment Income							
5001 - Association Dues	32,560.00	32,560.00	-	32,560.00	32,560.00	-	390,720.00
Total Assessment Income	**32,560.00**	**32,560.00**	**-**	**32,560.00**	**32,560.00**	**-**	**390,720.00**
Other Income							
5101 - Interest Income	1.34	691.67	(690.33)	1.34	691.67	(690.33)	8,300.00
Total Other Income	**1.34**	**691.67**	**(690.33)**	**1.34**	**691.67**	**(690.33)**	**8,300.00**
Total Income	**32,561.34**	**33,251.67**	**(690.33)**	**32,561.34**	**33,251.67**	**(690.33)**	**399,020.00**
Operating Expense							
Administrative Expense							
6222 - Legal Expense	118.50	83.33	(35.17)	118.50	83.33	(35.17)	1,000.00
6223 - Corporate Income Tax	-	108.33	108.33	-	108.33	108.33	1,300.00
6311 - Management Fee	1,867.00	1,867.08	.08	1,867.00	1,867.08	.08	22,405.00
6312 - Office Supplies/Misc Admin	32.88	291.67	258.79	32.88	291.67	258.79	3,500.00
6941 - Insurance	3,108.82	3,107.75	(1.07)	3,108.82	3,107.75	(1.07)	37,293.00
6946 - Real Estate Tax	749.47	77.08	(672.39)	749.47	77.08	(672.39)	925.00
Total Administrative Expense	**5,876.67**	**5,535.24**	**(341.43)**	**5,876.67**	**5,535.24**	**(341.43)**	**66,423.00**
Utility Expense							
6411 - Easement Payment - Glendale	100.00	100.00	-	100.00	100.00	-	1,200.00
6414 - Water/Sewer	5,000.00	5,000.00	-	5,000.00	5,000.00	-	60,000.00
6450 - Electric-Common	852.28	595.83	(256.45)	852.28	595.83	(256.45)	7,150.00
Total Utility Expense	**5,952.28**	**5,695.83**	**(256.45)**	**5,952.28**	**5,695.83**	**(256.45)**	**68,350.00**
Repair and Maintenance Expense							
6526 - Pest Control	-	150.00	150.00	-	150.00	150.00	1,800.00
6530 - Alarm Monitoring/Fire System Expense	2,064.00	791.67	(1,272.33)	2,064.00	791.67	(1,272.33)	9,500.00
6536 - General Maintenance	-	3,291.67	3,291.67	-	3,291.67	3,291.67	39,500.00
Total Repair and Maintenance Expense	**2,064.00**	**4,233.34**	**2,169.34**	**2,064.00**	**4,233.34**	**2,169.34**	**50,800.00**
Grounds							
6601 - Refuse Removal	1,752.23	2,400.00	647.77	1,752.23	2,400.00	647.77	28,800.00
6604 - Lawn/Snow Maintenance	9,673.01	4,000.00	(5,673.01)	9,673.01	4,000.00	(5,673.01)	48,000.00
6607 - Landscape Maint/Planting	-	750.00	750.00	-	750.00	750.00	9,000.00
Total Grounds	**11,425.24**	**7,150.00**	**(4,275.24)**	**11,425.24**	**7,150.00**	**(4,275.24)**	**85,800.00**
Transfer to Replacement Reserve							
6956 - Transfer to Reserve	-	10,650.00	10,650.00	-	10,650.00	10,650.00	127,800.00
Total Transfer to Replacement Reserve	**-**	**10,650.00**	**10,650.00**	**-**	**10,650.00**	**10,650.00**	**127,800.00**
Total Expense	**25,318.19**	**33,264.41**	**7,946.22**	**25,318.19**	**33,264.41**	**7,946.22**	**399,173.00**
Operating Net Total	**7,243.15**	**(12.74)**	**7,255.89**	**7,243.15**	**(12.74)**	**7,255.89**	**(153.00)**

Nicolet Parc

Statement of Revenues and Expenses 1/1/2026 - 1/31/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Reserve Income							
Other Income							
5101 - Interest Income	961.55	-	961.55	961.55	-	961.55	-
Total Other Income	**961.55**	**-**	**961.55**	**961.55**	**-**	**961.55**	**-**
Total Income	**961.55**	**-**	**961.55**	**961.55**	**-**	**961.55**	**-**
Reserve Net Total	**961.55**	**-**	**961.55**	**961.55**	**-**	**961.55**	**-**
Net Total	**8,204.70**	**(12.74)**	**8,217.44**	**8,204.70**	**(12.74)**	**8,217.44**	**(153.00)**

Nicolet Parc

Balance Sheet Comparison: July 31, 2026 vs August 31, 2026

	Last Month	Current Month	Difference
Current Assets			
First Citizens Operating	$8,838.91	$14,557.80	$5,718.89
Other Receivables--due from Glendale Water	$160.92	$160.92	-
Receivables	$790.00	-	($790.00)
Total Current Assets	**$9,789.83**	**$14,718.72**	**$4,928.89**
Reserves			
First Citizens Replacement Reserve Acct	$41,583.31	$18,929.52	($22,653.79)
Landing Rock IDA	$48,706.33	$71,695.22	$22,988.89
CD Landing Rock 8.13.26 3.80%	$53,283.63	-	($53,283.63)
CD Landing Rock 9.23.26 3.30%	$20,562.35	$20,618.41	$56.06
CD Landing Rock 12.11.26 3.30%	$42,877.16	$42,994.88	$117.72
CD Landing Rock 9.16.27 3.30%	$41,000.00	$41,000.00	-
CD Landing Rock 9.17.27 3.25%	$35,000.00	$35,000.00	-
CD Landing Rock 4.21.28 3.50%	$40,000.00	$40,000.00	-
CD Landing Rock 4.28.28 3.45%	$61,000.00	$61,000.00	-
CD Landing Rock 1.19.27 3.53%	$60,000.00	$60,000.00	-
Total Reserves	**$444,012.78**	**$391,238.03**	**($52,774.75)**
Fixed Assets			
Land	$29,475.02	$29,475.02	-
Total Fixed Assets	**$29,475.02**	**$29,475.02**	**$0.00**
Total Assets	**$483,277.63**	**$435,431.77**	**($47,845.86)**

	Last Month	Current Month	Difference
Liability			
Accounts Payable	$64,611.14	-	($64,611.14)
Prepaid Dues	$6,361.00	$6,696.00	$335.00
Accrued Water/Sewer	$5,000.00	$10,000.00	$5,000.00
Total Liability	**$75,972.14**	**$16,696.00**	**($59,276.14)**
Equity			
Net Profit/Loss	($20,754.63)	($9,324.35)	$11,430.28
Retained Earnings	$428,060.12	$428,060.12	-
Total Equity	**$407,305.49**	**$418,735.77**	**$11,430.28**
Total Liabilities / Equity	**$483,277.63**	**$435,431.77**	**($47,845.86)**

Nicolet Parc

Statement of Revenues and Expenses 8/1/2026 - 8/31/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Operating Income							
Assessment Income							
5001 - Association Dues	32,560.00	32,560.00	-	260,480.00	260,480.00	-	390,720.00
Total Assessment Income	**32,560.00**	**32,560.00**	**-**	**260,480.00**	**260,480.00**	**-**	**390,720.00**
Other Income							
5101 - Interest Income	.84	691.67	(690.83)	8.06	5,533.36	(5,525.30)	8,300.00
5118 - NSF Check Fee	10.00	-	10.00	30.00	-	30.00	-
5124 - Late Fees	-	-	-	125.00	-	125.00	-
Total Other Income	**10.84**	**691.67**	**(680.83)**	**163.06**	**5,533.36**	**(5,370.30)**	**8,300.00**
Total Income	**32,570.84**	**33,251.67**	**(680.83)**	**260,643.06**	**266,013.36**	**(5,370.30)**	**399,020.00**
Operating Expense							
Administrative Expense							
6212 - Bank Charges	10.00	-	(10.00)	30.00	-	(30.00)	-
6222 - Legal Expense	-	83.33	83.33	118.50	666.64	548.14	1,000.00
6223 - Corporate Income Tax	-	108.33	108.33	4,173.00	866.64	(3,306.36)	1,300.00
6311 - Management Fee	1,867.00	1,867.08	.08	14,936.00	14,936.64	.64	22,405.00
6312 - Office Supplies/Misc Admin	36.52	291.67	255.15	659.11	2,333.36	1,674.25	3,500.00
6941 - Insurance	4,211.82	3,107.75	(1,104.07)	26,665.56	24,862.00	(1,803.56)	37,293.00
6946 - Real Estate Tax	-	77.08	77.08	749.47	616.64	(132.83)	925.00
Total Administrative Expense	**6,125.34**	**5,535.24**	**(590.10)**	**47,331.64**	**44,281.92**	**(3,049.72)**	**66,423.00**
Utility Expense							
6411 - Easement Payment - Glendale	100.00	100.00	-	800.00	800.00	-	1,200.00
6414 - Water/Sewer	5,000.00	5,000.00	-	38,251.20	40,000.00	1,748.80	60,000.00
6450 - Electric-Common	510.64	595.83	85.19	4,997.59	4,766.64	(230.95)	7,150.00
Total Utility Expense	**5,610.64**	**5,695.83**	**85.19**	**44,048.79**	**45,566.64**	**1,517.85**	**68,350.00**
Repair and Maintenance Expense							
6526 - Pest Control	316.00	150.00	(166.00)	466.00	1,200.00	734.00	1,800.00
6530 - Alarm Monitoring/Fire System Expense	340.00	791.67	451.67	13,999.17	6,333.36	(7,665.81)	9,500.00
6531 - Smoke Detector	465.38	-	(465.38)	1,035.60	-	(1,035.60)	-
6536 - General Maintenance	2,821.63	3,291.67	470.04	15,862.84	26,333.36	10,470.52	39,500.00
6541 - HVAC Service	-	-	-	588.80	-	(588.80)	-
Total Repair and Maintenance Expense	**3,943.01**	**4,233.34**	**290.33**	**31,952.41**	**33,866.72**	**1,914.31**	**50,800.00**
Grounds							
6601 - Refuse Removal	1,642.71	2,400.00	757.29	13,689.28	19,200.00	5,510.72	28,800.00
6604 - Lawn/Snow Maintenance	2,900.00	4,000.00	1,100.00	37,776.97	32,000.00	(5,776.97)	48,000.00
6607 - Landscape Maint/Planting	1,284.57	750.00	(534.57)	7,476.33	6,000.00	(1,476.33)	9,000.00
Total Grounds	**5,827.28**	**7,150.00**	**1,322.72**	**58,942.58**	**57,200.00**	**(1,742.58)**	**85,800.00**
Transfer to Replacement Reserve							

Nicolet Parc

Statement of Revenues and Expenses 8/1/2026 - 8/31/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
6956 - Transfer to Reserve	10,650.00	10,650.00	-	63,900.00	85,200.00	21,300.00	127,800.00
Total Transfer to Replacement Reserve	**10,650.00**	**10,650.00**	**-**	**63,900.00**	**85,200.00**	**21,300.00**	**127,800.00**
Total Expense	**32,156.27**	**33,264.41**	**1,108.14**	**246,175.42**	**266,115.28**	**19,939.86**	**399,173.00**
Operating Net Total	**414.57**	**(12.74)**	**427.31**	**14,467.64**	**(101.92)**	**14,569.56**	**(153.00)**

Nicolet Parc

Statement of Revenues and Expenses 8/1/2026 - 8/31/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Reserve Income							
Other Income							
5020 - Replacement Reserve Income	10,650.00	-	10,650.00	63,900.00	-	63,900.00	-
5101 - Interest Income	365.71	-	365.71	5,998.47	-	5,998.47	-
Total Other Income	**11,015.71**	**-**	**11,015.71**	**69,898.47**	**-**	**69,898.47**	**-**
Total Income	**11,015.71**	**-**	**11,015.71**	**69,898.47**	**-**	**69,898.47**	**-**
Reserve Expense							
Reserve Expense							
7185 - Reserve Study	-	-	-	4,250.00	-	(4,250.00)	-
7194 - Exterior Painting	-	-	-	30,482.79	-	(30,482.79)	-
7230 - Parking Lot Improvement	-	-	-	3,800.00	-	(3,800.00)	-
7300 - Miscellaneous Reserve Expense	-	-	-	21,850.00	-	(21,850.00)	-
7328 - Fire System Expense	-	-	-	33,307.67	-	(33,307.67)	-
Total Reserve Expense	**-**	**-**	**-**	**93,690.46**	**-**	**(93,690.46)**	**-**
Total Expense	**-**	**-**	**-**	**93,690.46**	**-**	**(93,690.46)**	**-**
Reserve Net Total	**11,015.71**	**-**	**11,015.71**	**(23,791.99)**	**-**	**(23,791.99)**	**-**
Net Total	**11,430.28**	**(12.74)**	**11,443.02**	**(9,324.35)**	**(101.92)**	**(9,222.43)**	**(153.00)**

Nicolet Parc

Balance Sheet Comparison: April 30, 2026 vs May 31, 2026

	Last Month	Current Month	Difference
Current Assets			
First Citizens Operating	$16,672.91	$17,779.51	$1,106.60
Other Receivables--due from Glendale Water	$160.92	$160.92	-
Receivables	$395.00	$790.00	$395.00
Total Current Assets	**$17,228.83**	**$18,730.43**	**$1,501.60**
Reserves			
First Citizens Replacement Reserve Acct	$21,122.44	$14,074.88	($7,047.56)
Landing Rock IDA	$155.92	$156.09	$0.17
CD Landing Rock 6.30.26 4.00%	$69,558.96	$69,787.65	$228.69
CD Landing Rock 6.30.26 3.95%	$54,743.62	$54,921.43	$177.81
CD Landing Rock 8.13.26 3.80%	$52,791.32	$52,957.20	$165.88
CD Landing Rock 9.23.26 3.30%	$20,396.00	$20,452.05	$56.05
CD Landing Rock 7.2.26 3.40%	$10,194.68	$10,223.56	$28.88
CD Landing Rock 12.11.26 3.30%	$42,527.81	$42,645.53	$117.72
CD Landing Rock 9.16.27 3.30%	$41,000.00	$41,000.00	-
CD Landing Rock 9.17.27 3.25%	$35,000.00	$35,000.00	-
CD Landing Rock 4.21.28 3.50%	$40,000.00	$40,000.00	-
CD Landing Rock 4.28.28 3.45%	$61,000.00	$61,000.00	-
Total Reserves	**$448,490.75**	**$442,218.39**	**($6,272.36)**
Fixed Assets			
Land	$29,475.02	$29,475.02	-
Total Fixed Assets	**$29,475.02**	**$29,475.02**	**$0.00**
Total Assets	**$495,194.60**	**$490,423.84**	**($4,770.76)**

	Last Month	Current Month	Difference
Liability			
Accounts Payable	$14,058.39	$10,776.80	($3,281.59)
Prepaid Dues	$5,966.00	$5,226.00	($740.00)
Accrued Water/Sewer	$5,000.00	$10,000.00	$5,000.00
Total Liability	**$25,024.39**	**$26,002.80**	**$978.41**
Equity			
Net Profit/Loss	$42,110.09	$36,360.92	($5,749.17)
Retained Earnings	$428,060.12	$428,060.12	-
Total Equity	**$470,170.21**	**$464,421.04**	**($5,749.17)**
Total Liabilities / Equity	**$495,194.60**	**$490,423.84**	**($4,770.76)**

Nicolet Parc

Statement of Revenues and Expenses 5/1/2026 - 5/31/2026

	Current Period			Year To Date			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Operating Income							
Assessment Income							
5001 - Association Dues	32,560.00	32,560.00	-	162,800.00	162,800.00	-	390,720.00
Total Assessment Income	**32,560.00**	**32,560.00**	**-**	**162,800.00**	**162,800.00**	**-**	**390,720.00**
Other Income							
5101 - Interest Income	.73	691.67	(690.94)	5.35	3,458.35	(3,453.00)	8,300.00
5124 - Late Fees	50.00	-	50.00	100.00	-	100.00	-
Total Other Income	**50.73**	**691.67**	**(640.94)**	**105.35**	**3,458.35**	**(3,353.00)**	**8,300.00**
Total Income	**32,610.73**	**33,251.67**	**(640.94)**	**162,905.35**	**166,258.35**	**(3,353.00)**	**399,020.00**
Operating Expense							
Administrative Expense							
6222 - Legal Expense	-	83.33	83.33	118.50	416.65	298.15	1,000.00
6223 - Corporate Income Tax	-	108.33	108.33	4,173.00	541.65	(3,631.35)	1,300.00
6311 - Management Fee	1,867.00	1,867.08	.08	9,335.00	9,335.40	.40	22,405.00
6312 - Office Supplies/Misc Admin	30.56	291.67	261.11	493.53	1,458.35	964.82	3,500.00
6941 - Insurance	3,108.82	3,107.75	(1.07)	16,236.10	15,538.75	(697.35)	37,293.00
6946 - Real Estate Tax	-	77.08	77.08	749.47	385.40	(364.07)	925.00
Total Administrative Expense	**5,006.38**	**5,535.24**	**528.86**	**31,105.60**	**27,676.20**	**(3,429.40)**	**66,423.00**
Utility Expense							
6411 - Easement Payment - Glendale	100.00	100.00	-	500.00	500.00	-	1,200.00
6414 - Water/Sewer	5,000.00	5,000.00	-	24,058.39	25,000.00	941.61	60,000.00
6450 - Electric-Common	555.84	595.83	39.99	3,432.29	2,979.15	(453.14)	7,150.00
Total Utility Expense	**5,655.84**	**5,695.83**	**39.99**	**27,990.68**	**28,479.15**	**488.47**	**68,350.00**
Repair and Maintenance Expense							
6526 - Pest Control	-	150.00	150.00	-	750.00	750.00	1,800.00
6530 - Alarm Monitoring/Fire System Expense	7,271.16	791.67	(6,479.49)	10,428.52	3,958.35	(6,470.17)	9,500.00
6531 - Smoke Detector	-	-	-	471.91	-	(471.91)	-
6536 - General Maintenance	8,813.55	3,291.67	(5,521.88)	10,578.16	16,458.35	5,880.19	39,500.00
Total Repair and Maintenance Expense	**16,084.71**	**4,233.34**	**(11,851.37)**	**21,478.59**	**21,166.70**	**(311.89)**	**50,800.00**
Grounds							
6601 - Refuse Removal	1,752.23	2,400.00	647.77	8,761.15	12,000.00	3,238.85	28,800.00
6604 - Lawn/Snow Maintenance	3,013.57	4,000.00	986.43	29,076.97	20,000.00	(9,076.97)	48,000.00
6607 - Landscape Maint/Planting	574.81	750.00	175.19	3,369.81	3,750.00	380.19	9,000.00
Total Grounds	**5,340.61**	**7,150.00**	**1,809.39**	**41,207.93**	**35,750.00**	**(5,457.93)**	**85,800.00**
Transfer to Replacement Reserve							
6956 - Transfer to Reserve	-	10,650.00	10,650.00	31,950.00	53,250.00	21,300.00	127,800.00
Total Transfer to Replacement Reserve	**-**	**10,650.00**	**10,650.00**	**31,950.00**	**53,250.00**	**21,300.00**	**127,800.00**
Total Expense	**32,087.54**	**33,264.41**	**1,176.87**	**153,732.80**	**166,322.05**	**12,589.25**	**399,173.00**

Nicolet Parc

Statement of Revenues and Expenses 5/1/2026 - 5/31/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Operating Net Total	**523.19**	**(12.74)**	**535.93**	**9,172.55**	**(63.70)**	**9,236.25**	**(153.00)**

Nicolet Parc

Statement of Revenues and Expenses 5/1/2026 - 5/31/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Reserve Income							
Other Income							
5020 - Replacement Reserve Income	-	-	-	31,950.00	-	31,950.00	-
5101 - Interest Income	777.64	-	777.64	4,413.37	-	4,413.37	-
Total Other Income	**777.64**	**-**	**777.64**	**36,363.37**	**-**	**36,363.37**	**-**
Total Income	**777.64**	**-**	**777.64**	**36,363.37**	**-**	**36,363.37**	**-**
Reserve Expense							
Reserve Expense							
7185 - Reserve Study	-	-	-	2,125.00	-	(2,125.00)	-
7230 - Parking Lot Improvement	3,800.00	-	(3,800.00)	3,800.00	-	(3,800.00)	-
7300 - Miscellaneous Reserve Expense	3,250.00	-	(3,250.00)	3,250.00	-	(3,250.00)	-
Total Reserve Expense	**7,050.00**	**-**	**(7,050.00)**	**9,175.00**	**-**	**(9,175.00)**	**-**
Total Expense	**7,050.00**	**-**	**(7,050.00)**	**9,175.00**	**-**	**(9,175.00)**	**-**
Reserve Net Total	**(6,272.36)**	**-**	**(6,272.36)**	**27,188.37**	**-**	**27,188.37**	**-**
Net Total	**(5,749.17)**	**(12.74)**	**(5,736.43)**	**36,360.92**	**(63.70)**	**36,424.62**	**(153.00)**

Nicolet Parc

Balance Sheet Comparison: February 28, 2026 vs March 31, 2026

	Last Month	Current Month	Difference
Current Assets			
First Citizens Operating	$23,992.19	$29,217.37	$5,225.18
Receivables	$790.00	-	($790.00)
Total Current Assets	**$24,782.19**	**$29,217.37**	**$4,435.18**
Reserves			
First Citizens Replacement Reserve Acct	$41,940.72	$30,469.43	($11,471.29)
Landing Rock IDA	$76,607.36	$20,657.90	($55,949.46)
CD Landing Rock 6.30.26 4.00%	$69,108.96	$69,337.65	$228.69
CD Landing Rock 6.30.26 3.95%	$54,393.75	$54,571.55	$177.80
CD Landing Rock 8.13.26 3.80%	$52,464.89	$52,630.78	$165.89
CD Landing Rock 9.23.26 3.30%	$20,285.69	$20,341.75	$56.06
CD Landing Rock 7.2.26 3.40%	$10,137.86	$10,166.73	$28.87
CD Landing Rock 4.13.26 3.35%	$40,286.35	$40,400.16	$113.81
CD Landing Rock 12.11.26 3.30%	$42,296.18	$42,413.90	$117.72
CD Landing Rock 9.16.27 3.30%	-	$41,000.00	$41,000.00
CD Landing Rock 9.17.27 3.25%	-	$35,000.00	$35,000.00
Total Reserves	**$407,521.76**	**$416,989.85**	**$9,468.09**
Fixed Assets			
Land	$29,475.02	$29,475.02	-
Total Fixed Assets	**$29,475.02**	**$29,475.02**	**$0.00**
Total Assets	**$461,778.97**	**$475,682.24**	**$13,903.27**

	Last Month	Current Month	Difference
Liability			
Accounts Payable	$333.59	-	($333.59)
Prepaid Dues	$3,731.00	$4,841.00	$1,110.00
Accrued Water/Sewer	$10,000.00	$15,000.00	$5,000.00
Total Liability	**$14,064.59**	**$19,841.00**	**$5,776.41**
Equity			
Net Profit/Loss	$19,654.26	$27,781.12	$8,126.86
Retained Earnings	$428,060.12	$428,060.12	-
Total Equity	**$447,714.38**	**$455,841.24**	**$8,126.86**
Total Liabilities / Equity	**$461,778.97**	**$475,682.24**	**$13,903.27**

Nicolet Parc

Statement of Revenues and Expenses 3/1/2026 - 3/31/2026

	Current Period			Year To Date			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Operating Income							
Assessment Income							
5001 - Association Dues	32,560.00	32,560.00	-	97,680.00	97,680.00	-	390,720.00
Total Assessment Income	**32,560.00**	**32,560.00**	**-**	**97,680.00**	**97,680.00**	**-**	**390,720.00**
Other Income							
5101 - Interest Income	1.32	691.67	(690.35)	3.74	2,075.01	(2,071.27)	8,300.00
5124 - Late Fees	(25.00)	-	(25.00)	25.00	-	25.00	-
Total Other Income	**(23.68)**	**691.67**	**(715.35)**	**28.74**	**2,075.01**	**(2,046.27)**	**8,300.00**
Total Income	**32,536.32**	**33,251.67**	**(715.35)**	**97,708.74**	**99,755.01**	**(2,046.27)**	**399,020.00**
Operating Expense							
Administrative Expense							
6222 - Legal Expense	-	83.33	83.33	118.50	249.99	131.49	1,000.00
6223 - Corporate Income Tax	4,173.00	108.33	(4,064.67)	4,173.00	324.99	(3,848.01)	1,300.00
6311 - Management Fee	1,867.00	1,867.08	.08	5,601.00	5,601.24	.24	22,405.00
6312 - Office Supplies/Misc Admin	366.94	291.67	(75.27)	426.70	875.01	448.31	3,500.00
6941 - Insurance	3,619.82	3,107.75	(512.07)	10,583.46	9,323.25	(1,260.21)	37,293.00
6946 - Real Estate Tax	-	77.08	77.08	749.47	231.24	(518.23)	925.00
Total Administrative Expense	**10,026.76**	**5,535.24**	**(4,491.52)**	**21,652.13**	**16,605.72**	**(5,046.41)**	**66,423.00**
Utility Expense							
6411 - Easement Payment - Glendale	100.00	100.00	-	300.00	300.00	-	1,200.00
6414 - Water/Sewer	5,000.00	5,000.00	-	15,000.00	15,000.00	-	60,000.00
6450 - Electric-Common	641.97	595.83	(46.14)	2,241.44	1,787.49	(453.95)	7,150.00
Total Utility Expense	**5,741.97**	**5,695.83**	**(46.14)**	**17,541.44**	**17,087.49**	**(453.95)**	**68,350.00**
Repair and Maintenance Expense							
6526 - Pest Control	-	150.00	150.00	-	450.00	450.00	1,800.00
6530 - Alarm Monitoring/Fire System Expense	-	791.67	791.67	2,737.59	2,375.01	(362.58)	9,500.00
6536 - General Maintenance	551.59	3,291.67	2,740.08	551.59	9,875.01	9,323.42	39,500.00
Total Repair and Maintenance Expense	**551.59**	**4,233.34**	**3,681.75**	**3,289.18**	**12,700.02**	**9,410.84**	**50,800.00**
Grounds							
6601 - Refuse Removal	1,752.23	2,400.00	647.77	5,256.69	7,200.00	1,943.31	28,800.00
6604 - Lawn/Snow Maintenance	5,155.00	4,000.00	(1,155.00)	22,263.01	12,000.00	(10,263.01)	48,000.00
6607 - Landscape Maint/Planting	-	750.00	750.00	585.00	2,250.00	1,665.00	9,000.00
Total Grounds	**6,907.23**	**7,150.00**	**242.77**	**28,104.70**	**21,450.00**	**(6,654.70)**	**85,800.00**
Transfer to Replacement Reserve							
6956 - Transfer to Reserve	10,650.00	10,650.00	-	21,300.00	31,950.00	10,650.00	127,800.00
Total Transfer to Replacement Reserve	**10,650.00**	**10,650.00**	**-**	**21,300.00**	**31,950.00**	**10,650.00**	**127,800.00**
Total Expense	**33,877.55**	**33,264.41**	**(613.14)**	**91,887.45**	**99,793.23**	**7,905.78**	**399,173.00**
Operating Net Total	**(1,341.23)**	**(12.74)**	**(1,328.49)**	**5,821.29**	**(38.22)**	**5,859.51**	**(153.00)**

Nicolet Parc

Statement of Revenues and Expenses 3/1/2026 - 3/31/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Reserve Income							
Other Income							
5020 - Replacement Reserve Income	10,650.00	-	10,650.00	21,300.00	-	21,300.00	-
5101 - Interest Income	943.09	-	943.09	2,784.83	-	2,784.83	-
Total Other Income	**11,593.09**	**-**	**11,593.09**	**24,084.83**	**-**	**24,084.83**	**-**
Total Income	**11,593.09**	**-**	**11,593.09**	**24,084.83**	**-**	**24,084.83**	**-**
Reserve Expense							
Reserve Expense							
7185 - Reserve Study	2,125.00	-	(2,125.00)	2,125.00	-	(2,125.00)	-
Total Reserve Expense	**2,125.00**	**-**	**(2,125.00)**	**2,125.00**	**-**	**(2,125.00)**	**-**
Total Expense	**2,125.00**	**-**	**(2,125.00)**	**2,125.00**	**-**	**(2,125.00)**	**-**
Reserve Net Total	**9,468.09**	**-**	**9,468.09**	**21,959.83**	**-**	**21,959.83**	**-**
Net Total	**8,126.86**	**(12.74)**	**8,139.60**	**27,781.12**	**(38.22)**	**27,819.34**	**(153.00)**

Nicolet Parc

Balance Sheet Comparison: March 31, 2026 vs April 30, 2026

	Last Month	Current Month	Difference
Current Assets			
First Citizens Operating	$29,217.37	$16,672.91	($12,544.46)
Other Receivables--due from Glendale Water	-	$160.92	$160.92
Receivables	-	$395.00	$395.00
Total Current Assets	**$29,217.37**	**$17,228.83**	**($11,988.54)**
Reserves			
First Citizens Replacement Reserve Acct	$30,469.43	$21,122.44	($9,346.99)
Landing Rock IDA	$20,657.90	$155.92	($20,501.98)
CD Landing Rock 6.30.26 4.00%	$69,337.65	$69,558.96	$221.31
CD Landing Rock 6.30.26 3.95%	$54,571.55	$54,743.62	$172.07
CD Landing Rock 8.13.26 3.80%	$52,630.78	$52,791.32	$160.54
CD Landing Rock 9.23.26 3.30%	$20,341.75	$20,396.00	$54.25
CD Landing Rock 7.2.26 3.40%	$10,166.73	$10,194.68	$27.95
CD Landing Rock 4.13.26 3.35%	$40,400.16	-	($40,400.16)
CD Landing Rock 12.11.26 3.30%	$42,413.90	$42,527.81	$113.91
CD Landing Rock 9.16.27 3.30%	$41,000.00	$41,000.00	-
CD Landing Rock 9.17.27 3.25%	$35,000.00	$35,000.00	-
CD Landing Rock 4.21.28 3.50%	-	$40,000.00	$40,000.00
CD Landing Rock 4.28.28 3.45%	-	$61,000.00	$61,000.00
Total Reserves	**$416,989.85**	**$448,490.75**	**$31,500.90**
Fixed Assets			
Land	$29,475.02	$29,475.02	-
Total Fixed Assets	**$29,475.02**	**$29,475.02**	**$0.00**
Total Assets	**$475,682.24**	**$495,194.60**	**$19,512.36**

	Last Month	Current Month	Difference
Liability			
Accounts Payable	-	$14,058.39	$14,058.39
Prepaid Dues	$4,841.00	$5,966.00	$1,125.00
Accrued Water/Sewer	$15,000.00	$5,000.00	($10,000.00)
Total Liability	**$19,841.00**	**$25,024.39**	**$5,183.39**
Equity			
Net Profit/Loss	$27,781.12	$42,110.09	$14,328.97
Retained Earnings	$428,060.12	$428,060.12	-
Total Equity	**$455,841.24**	**$470,170.21**	**$14,328.97**
Total Liabilities / Equity	**$475,682.24**	**$495,194.60**	**$19,512.36**

Nicolet Parc

Statement of Revenues and Expenses 4/1/2026 - 4/30/2026

	Current Period			Year To Date			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Operating Income							
Assessment Income							
5001 - Association Dues	32,560.00	32,560.00	-	130,240.00	130,240.00	-	390,720.00
Total Assessment Income	**32,560.00**	**32,560.00**	**-**	**130,240.00**	**130,240.00**	**-**	**390,720.00**
Other Income							
5101 - Interest Income	.88	691.67	(690.79)	4.62	2,766.68	(2,762.06)	8,300.00
5124 - Late Fees	25.00	-	25.00	50.00	-	50.00	-
Total Other Income	**25.88**	**691.67**	**(665.79)**	**54.62**	**2,766.68**	**(2,712.06)**	**8,300.00**
Total Income	**32,585.88**	**33,251.67**	**(665.79)**	**130,294.62**	**133,006.68**	**(2,712.06)**	**399,020.00**
Operating Expense							
Administrative Expense							
6222 - Legal Expense	-	83.33	83.33	118.50	333.32	214.82	1,000.00
6223 - Corporate Income Tax	-	108.33	108.33	4,173.00	433.32	(3,739.68)	1,300.00
6311 - Management Fee	1,867.00	1,867.08	.08	7,468.00	7,468.32	.32	22,405.00
6312 - Office Supplies/Misc Admin	36.27	291.67	255.40	462.97	1,166.68	703.71	3,500.00
6941 - Insurance	2,543.82	3,107.75	563.93	13,127.28	12,431.00	(696.28)	37,293.00
6946 - Real Estate Tax	-	77.08	77.08	749.47	308.32	(441.15)	925.00
Total Administrative Expense	**4,447.09**	**5,535.24**	**1,088.15**	**26,099.22**	**22,140.96**	**(3,958.26)**	**66,423.00**
Utility Expense							
6411 - Easement Payment - Glendale	100.00	100.00	-	400.00	400.00	-	1,200.00
6414 - Water/Sewer	4,058.39	5,000.00	941.61	19,058.39	20,000.00	941.61	60,000.00
6450 - Electric-Common	635.01	595.83	(39.18)	2,876.45	2,383.32	(493.13)	7,150.00
Total Utility Expense	**4,793.40**	**5,695.83**	**902.43**	**22,334.84**	**22,783.32**	**448.48**	**68,350.00**
Repair and Maintenance Expense							
6526 - Pest Control	-	150.00	150.00	-	600.00	600.00	1,800.00
6530 - Alarm Monitoring/Fire System Expense	419.77	791.67	371.90	3,157.36	3,166.68	9.32	9,500.00
6531 - Smoke Detector	471.91	-	(471.91)	471.91	-	(471.91)	-
6536 - General Maintenance	1,213.02	3,291.67	2,078.65	1,764.61	13,166.68	11,402.07	39,500.00
Total Repair and Maintenance Expense	**2,104.70**	**4,233.34**	**2,128.64**	**5,393.88**	**16,933.36**	**11,539.48**	**50,800.00**
Grounds							
6601 - Refuse Removal	1,752.23	2,400.00	647.77	7,008.92	9,600.00	2,591.08	28,800.00
6604 - Lawn/Snow Maintenance	3,800.39	4,000.00	199.61	26,063.40	16,000.00	(10,063.40)	48,000.00
6607 - Landscape Maint/Planting	2,210.00	750.00	(1,460.00)	2,795.00	3,000.00	205.00	9,000.00
Total Grounds	**7,762.62**	**7,150.00**	**(612.62)**	**35,867.32**	**28,600.00**	**(7,267.32)**	**85,800.00**
Transfer to Replacement Reserve							
6956 - Transfer to Reserve	10,650.00	10,650.00	-	31,950.00	42,600.00	10,650.00	127,800.00
Total Transfer to Replacement Reserve	**10,650.00**	**10,650.00**	**-**	**31,950.00**	**42,600.00**	**10,650.00**	**127,800.00**
Total Expense	**29,757.81**	**33,264.41**	**3,506.60**	**121,645.26**	**133,057.64**	**11,412.38**	**399,173.00**

Nicolet Parc

Statement of Revenues and Expenses 4/1/2026 - 4/30/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Operating Net Total	**2,828.07**	**(12.74)**	**2,840.81**	**8,649.36**	**(50.96)**	**8,700.32**	**(153.00)**

Nicolet Parc

Statement of Revenues and Expenses 4/1/2026 - 4/30/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Reserve Income							
Other Income							
5020 - Replacement Reserve Income	10,650.00	-	10,650.00	31,950.00	-	31,950.00	-
5101 - Interest Income	850.90	-	850.90	3,635.73	-	3,635.73	-
Total Other Income	**11,500.90**	**-**	**11,500.90**	**35,585.73**	**-**	**35,585.73**	**-**
Total Income	**11,500.90**	**-**	**11,500.90**	**35,585.73**	**-**	**35,585.73**	**-**
Reserve Expense							
Reserve Expense							
7185 - Reserve Study	-	-	-	2,125.00	-	(2,125.00)	-
Total Reserve Expense	**-**	**-**	**-**	**2,125.00**	**-**	**(2,125.00)**	**-**
Total Expense	**-**	**-**	**-**	**2,125.00**	**-**	**(2,125.00)**	**-**
Reserve Net Total	**11,500.90**	**-**	**11,500.90**	**33,460.73**	**-**	**33,460.73**	**-**
Net Total	**14,328.97**	**(12.74)**	**14,341.71**	**42,110.09**	**(50.96)**	**42,161.05**	**(153.00)**

Nicolet Parc

Balance Sheet Comparison: June 30, 2026 vs July 31, 2026

	Last Month	Current Month	Difference
Current Assets			
First Citizens Operating	$16,101.19	$8,838.91	($7,262.28)
Other Receivables--due from Glendale Water	$160.92	$160.92	-
Receivables	$395.00	$790.00	$395.00
Total Current Assets	**$16,657.11**	**$9,789.83**	**($6,867.28)**
Reserves			
First Citizens Replacement Reserve Acct	$22,602.00	$41,583.31	$18,981.31
Landing Rock IDA	$125,263.00	$48,706.33	($76,556.67)
CD Landing Rock 8.13.26 3.80%	$53,117.74	$53,283.63	$165.89
CD Landing Rock 9.23.26 3.30%	$20,506.30	$20,562.35	$56.05
CD Landing Rock 7.2.26 3.40%	$10,251.50	-	($10,251.50)
CD Landing Rock 12.11.26 3.30%	$42,759.45	$42,877.16	$117.71
CD Landing Rock 9.16.27 3.30%	$41,000.00	$41,000.00	-
CD Landing Rock 9.17.27 3.25%	$35,000.00	$35,000.00	-
CD Landing Rock 4.21.28 3.50%	$40,000.00	$40,000.00	-
CD Landing Rock 4.28.28 3.45%	$61,000.00	$61,000.00	-
CD Landing Rock 1.19.27 3.53%	-	$60,000.00	$60,000.00
Total Reserves	**$451,499.99**	**$444,012.78**	**($7,487.21)**
Fixed Assets			
Land	$29,475.02	$29,475.02	-
Total Fixed Assets	**$29,475.02**	**$29,475.02**	**$0.00**
Total Assets	**$497,632.12**	**$483,277.63**	**($14,354.49)**

	Last Month	Current Month	Difference
Liability			
Accounts Payable	$3,559.81	$64,611.14	$61,051.33
Prepaid Dues	$5,996.00	$6,361.00	$365.00
Accrued Water/Sewer	$15,000.00	$5,000.00	($10,000.00)
Total Liability	**$24,555.81**	**$75,972.14**	**$51,416.33**
Equity			
Net Profit/Loss	$45,016.19	($20,754.63)	($65,770.82)
Retained Earnings	$428,060.12	$428,060.12	-
Total Equity	**$473,076.31**	**$407,305.49**	**($65,770.82)**
Total Liabilities / Equity	**$497,632.12**	**$483,277.63**	**($14,354.49)**

Nicolet Parc

Statement of Revenues and Expenses 7/1/2026 - 7/31/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Operating Income							
Assessment Income							
5001 - Association Dues	32,560.00	32,560.00	-	227,920.00	227,920.00	-	390,720.00
Total Assessment Income	**32,560.00**	**32,560.00**	**-**	**227,920.00**	**227,920.00**	**-**	**390,720.00**
Other Income							
5101 - Interest Income	1.06	691.67	(690.61)	7.22	4,841.69	(4,834.47)	8,300.00
5118 - NSF Check Fee	10.00	-	10.00	20.00	-	20.00	-
5124 - Late Fees	25.00	-	25.00	125.00	-	125.00	-
Total Other Income	**36.06**	**691.67**	**(655.61)**	**152.22**	**4,841.69**	**(4,689.47)**	**8,300.00**
Total Income	**32,596.06**	**33,251.67**	**(655.61)**	**228,072.22**	**232,761.69**	**(4,689.47)**	**399,020.00**
Operating Expense							
Administrative Expense							
6212 - Bank Charges	10.00	-	(10.00)	20.00	-	(20.00)	-
6222 - Legal Expense	-	83.33	83.33	118.50	583.31	464.81	1,000.00
6223 - Corporate Income Tax	-	108.33	108.33	4,173.00	758.31	(3,414.69)	1,300.00
6311 - Management Fee	1,867.00	1,867.08	.08	13,069.00	13,069.56	.56	22,405.00
6312 - Office Supplies/Misc Admin	104.62	291.67	187.05	622.59	2,041.69	1,419.10	3,500.00
6941 - Insurance	3,108.82	3,107.75	(1.07)	22,453.74	21,754.25	(699.49)	37,293.00
6946 - Real Estate Tax	-	77.08	77.08	749.47	539.56	(209.91)	925.00
Total Administrative Expense	**5,090.44**	**5,535.24**	**444.80**	**41,206.30**	**38,746.68**	**(2,459.62)**	**66,423.00**
Utility Expense							
6411 - Easement Payment - Glendale	100.00	100.00	-	700.00	700.00	-	1,200.00
6414 - Water/Sewer	4,192.81	5,000.00	807.19	33,251.20	35,000.00	1,748.80	60,000.00
6450 - Electric-Common	513.24	595.83	82.59	4,486.95	4,170.81	(316.14)	7,150.00
Total Utility Expense	**4,806.05**	**5,695.83**	**889.78**	**38,438.15**	**39,870.81**	**1,432.66**	**68,350.00**
Repair and Maintenance Expense							
6526 - Pest Control	150.00	150.00	-	150.00	1,050.00	900.00	1,800.00
6530 - Alarm Monitoring/Fire System Expense	550.68	791.67	240.99	13,659.17	5,541.69	(8,117.48)	9,500.00
6531 - Smoke Detector	98.31	-	(98.31)	570.22	-	(570.22)	-
6536 - General Maintenance	288.45	3,291.67	3,003.22	13,041.21	23,041.69	10,000.48	39,500.00
6541 - HVAC Service	-	-	-	588.80	-	(588.80)	-
Total Repair and Maintenance Expense	**1,087.44**	**4,233.34**	**3,145.90**	**28,009.40**	**29,633.38**	**1,623.98**	**50,800.00**
Grounds							
6601 - Refuse Removal	1,642.71	2,400.00	757.29	12,046.57	16,800.00	4,753.43	28,800.00
6604 - Lawn/Snow Maintenance	2,900.00	4,000.00	1,100.00	34,876.97	28,000.00	(6,876.97)	48,000.00
6607 - Landscape Maint/Planting	912.57	750.00	(162.57)	6,191.76	5,250.00	(941.76)	9,000.00
Total Grounds	**5,455.28**	**7,150.00**	**1,694.72**	**53,115.30**	**50,050.00**	**(3,065.30)**	**85,800.00**
Transfer to Replacement Reserve							

Nicolet Parc

Statement of Revenues and Expenses 7/1/2026 - 7/31/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
6956 - Transfer to Reserve	10,650.00	10,650.00	-	53,250.00	74,550.00	21,300.00	127,800.00
Total Transfer to Replacement Reserve	**10,650.00**	**10,650.00**	**-**	**53,250.00**	**74,550.00**	**21,300.00**	**127,800.00**
Total Expense	**27,089.21**	**33,264.41**	**6,175.20**	**214,019.15**	**232,850.87**	**18,831.72**	**399,173.00**
Operating Net Total	**5,506.85**	**(12.74)**	**5,519.59**	**14,053.07**	**(89.18)**	**14,142.25**	**(153.00)**

Nicolet Parc

Statement of Revenues and Expenses 7/1/2026 - 7/31/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Reserve Income							
Other Income							
5020 - Replacement Reserve Income	10,650.00	-	10,650.00	53,250.00	-	53,250.00	-
5101 - Interest Income	462.79	-	462.79	5,632.76	-	5,632.76	-
Total Other Income	**11,112.79**	**-**	**11,112.79**	**58,882.76**	**-**	**58,882.76**	**-**
Total Income	**11,112.79**	**-**	**11,112.79**	**58,882.76**	**-**	**58,882.76**	**-**
Reserve Expense							
Reserve Expense							
7185 - Reserve Study	-	-	-	4,250.00	-	(4,250.00)	-
7194 - Exterior Painting	30,482.79	-	(30,482.79)	30,482.79	-	(30,482.79)	-
7230 - Parking Lot Improvement	-	-	-	3,800.00	-	(3,800.00)	-
7300 - Miscellaneous Reserve Expense	18,600.00	-	(18,600.00)	21,850.00	-	(21,850.00)	-
7328 - Fire System Expense	33,307.67	-	(33,307.67)	33,307.67	-	(33,307.67)	-
Total Reserve Expense	**82,390.46**	**-**	**(82,390.46)**	**93,690.46**	**-**	**(93,690.46)**	**-**
Total Expense	**82,390.46**	**-**	**(82,390.46)**	**93,690.46**	**-**	**(93,690.46)**	**-**
Reserve Net Total	**(71,277.67)**	**-**	**(71,277.67)**	**(34,807.70)**	**-**	**(34,807.70)**	**-**
Net Total	**(65,770.82)**	**(12.74)**	**(65,758.08)**	**(20,754.63)**	**(89.18)**	**(20,665.45)**	**(153.00)**

Nicolet Parc

Balance Sheet Comparison: January 31, 2026 vs February 28, 2026

	Last Month	Current Month	Difference
Current Assets			
First Citizens Operating	$21,223.23	$23,992.19	$2,768.96
Receivables	-	$790.00	$790.00
Total Current Assets	**$21,223.23**	**$24,782.19**	**$3,558.96**
Reserves			
First Citizens Replacement Reserve Acct	$31,286.73	$41,940.72	$10,653.99
Landing Rock IDA	$76,533.97	$76,607.36	$73.39
CD Landing Rock 6.30.26 4.00%	$68,902.40	$69,108.96	$206.56
CD Landing Rock 6.30.26 3.95%	$54,233.15	$54,393.75	$160.60
CD Landing Rock 8.13.26 3.80%	$52,315.06	$52,464.89	$149.83
CD Landing Rock 9.23.26 3.30%	$20,235.06	$20,285.69	$50.63
CD Landing Rock 7.2.26 3.40%	$10,111.78	$10,137.86	$26.08
CD Landing Rock 4.13.26 3.35%	$40,183.56	$40,286.35	$102.79
CD Landing Rock 12.11.26 3.30%	$42,189.86	$42,296.18	$106.32
Total Reserves	**$395,991.57**	**$407,521.76**	**$11,530.19**
Fixed Assets			
Land	$29,475.02	$29,475.02	-
Total Fixed Assets	**$29,475.02**	**$29,475.02**	**$0.00**
Total Assets	**$446,689.82**	**$461,778.97**	**$15,089.15**

	Last Month	Current Month	Difference
Liability			
Accounts Payable	$2,064.00	$333.59	($1,730.41)
Prepaid Dues	$3,361.00	$3,731.00	$370.00
Accrued Water/Sewer	$5,000.00	$10,000.00	$5,000.00
Total Liability	**$10,425.00**	**$14,064.59**	**$3,639.59**
Equity			
Net Profit/Loss	$8,204.70	$19,654.26	$11,449.56
Retained Earnings	$428,060.12	$428,060.12	-
Total Equity	**$436,264.82**	**$447,714.38**	**$11,449.56**
Total Liabilities / Equity	**$446,689.82**	**$461,778.97**	**$15,089.15**

Nicolet Parc

Statement of Revenues and Expenses 2/1/2026 - 2/28/2026

	Current Period			Year To Date			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Operating Income							
Assessment Income							
5001 - Association Dues	32,560.00	32,560.00	-	65,120.00	65,120.00	-	390,720.00
Total Assessment Income	**32,560.00**	**32,560.00**	**-**	**65,120.00**	**65,120.00**	**-**	**390,720.00**
Other Income							
5101 - Interest Income	1.08	691.67	(690.59)	2.42	1,383.34	(1,380.92)	8,300.00
5124 - Late Fees	50.00	-	50.00	50.00	-	50.00	-
Total Other Income	**51.08**	**691.67**	**(640.59)**	**52.42**	**1,383.34**	**(1,330.92)**	**8,300.00**
Total Income	**32,611.08**	**33,251.67**	**(640.59)**	**65,172.42**	**66,503.34**	**(1,330.92)**	**399,020.00**
Operating Expense							
Administrative Expense							
6222 - Legal Expense	-	83.33	83.33	118.50	166.66	48.16	1,000.00
6223 - Corporate Income Tax	-	108.33	108.33	-	216.66	216.66	1,300.00
6311 - Management Fee	1,867.00	1,867.08	.08	3,734.00	3,734.16	.16	22,405.00
6312 - Office Supplies/Misc Admin	26.88	291.67	264.79	59.76	583.34	523.58	3,500.00
6941 - Insurance	3,854.82	3,107.75	(747.07)	6,963.64	6,215.50	(748.14)	37,293.00
6946 - Real Estate Tax	-	77.08	77.08	749.47	154.16	(595.31)	925.00
Total Administrative Expense	**5,748.70**	**5,535.24**	**(213.46)**	**11,625.37**	**11,070.48**	**(554.89)**	**66,423.00**
Utility Expense							
6411 - Easement Payment - Glendale	100.00	100.00	-	200.00	200.00	-	1,200.00
6414 - Water/Sewer	5,000.00	5,000.00	-	10,000.00	10,000.00	-	60,000.00
6450 - Electric-Common	747.19	595.83	(151.36)	1,599.47	1,191.66	(407.81)	7,150.00
Total Utility Expense	**5,847.19**	**5,695.83**	**(151.36)**	**11,799.47**	**11,391.66**	**(407.81)**	**68,350.00**
Repair and Maintenance Expense							
6526 - Pest Control	-	150.00	150.00	-	300.00	300.00	1,800.00
6530 - Alarm Monitoring/Fire System Expense	673.59	791.67	118.08	2,737.59	1,583.34	(1,154.25)	9,500.00
6536 - General Maintenance	-	3,291.67	3,291.67	-	6,583.34	6,583.34	39,500.00
Total Repair and Maintenance Expense	**673.59**	**4,233.34**	**3,559.75**	**2,737.59**	**8,466.68**	**5,729.09**	**50,800.00**
Grounds							
6601 - Refuse Removal	1,752.23	2,400.00	647.77	3,504.46	4,800.00	1,295.54	28,800.00
6604 - Lawn/Snow Maintenance	7,435.00	4,000.00	(3,435.00)	17,108.01	8,000.00	(9,108.01)	48,000.00
6607 - Landscape Maint/Planting	585.00	750.00	165.00	585.00	1,500.00	915.00	9,000.00
Total Grounds	**9,772.23**	**7,150.00**	**(2,622.23)**	**21,197.47**	**14,300.00**	**(6,897.47)**	**85,800.00**
Transfer to Replacement Reserve							
6956 - Transfer to Reserve	10,650.00	10,650.00	-	10,650.00	21,300.00	10,650.00	127,800.00
Total Transfer to Replacement Reserve	**10,650.00**	**10,650.00**	**-**	**10,650.00**	**21,300.00**	**10,650.00**	**127,800.00**
Total Expense	**32,691.71**	**33,264.41**	**572.70**	**58,009.90**	**66,528.82**	**8,518.92**	**399,173.00**
Operating Net Total	**(80.63)**	**(12.74)**	**(67.89)**	**7,162.52**	**(25.48)**	**7,188.00**	**(153.00)**

Nicolet Parc

Statement of Revenues and Expenses 2/1/2026 - 2/28/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Reserve Income							
Other Income							
5020 - Replacement Reserve Income	10,650.00	-	10,650.00	10,650.00	-	10,650.00	-
5101 - Interest Income	880.19	-	880.19	1,841.74	-	1,841.74	-
Total Other Income	**11,530.19**	**-**	**11,530.19**	**12,491.74**	**-**	**12,491.74**	**-**
Total Income	**11,530.19**	**-**	**11,530.19**	**12,491.74**	**-**	**12,491.74**	**-**
Reserve Net Total	**11,530.19**	**-**	**11,530.19**	**12,491.74**	**-**	**12,491.74**	**-**
Net Total	**11,449.56**	**(12.74)**	**11,462.30**	**19,654.26**	**(25.48)**	**19,679.74**	**(153.00)**

Nicolet Parc

Balance Sheet Comparison: May 31, 2026 vs June 30, 2026

	Last Month	Current Month	Difference
Current Assets			
First Citizens Operating	$17,779.51	$16,101.19	($1,678.32)
Other Receivables--due from Glendale Water	$160.92	$160.92	-
Receivables	$790.00	$395.00	($395.00)
Total Current Assets	**$18,730.43**	**$16,657.11**	**($2,073.32)**
Reserves			
First Citizens Replacement Reserve Acct	$14,074.88	$22,602.00	$8,527.12
Landing Rock IDA	$156.09	$125,263.00	$125,106.91
CD Landing Rock 6.30.26 4.00%	$69,787.65	-	($69,787.65)
CD Landing Rock 6.30.26 3.95%	$54,921.43	-	($54,921.43)
CD Landing Rock 8.13.26 3.80%	$52,957.20	$53,117.74	$160.54
CD Landing Rock 9.23.26 3.30%	$20,452.05	$20,506.30	$54.25
CD Landing Rock 7.2.26 3.40%	$10,223.56	$10,251.50	$27.94
CD Landing Rock 12.11.26 3.30%	$42,645.53	$42,759.45	$113.92
CD Landing Rock 9.16.27 3.30%	$41,000.00	$41,000.00	-
CD Landing Rock 9.17.27 3.25%	$35,000.00	$35,000.00	-
CD Landing Rock 4.21.28 3.50%	$40,000.00	$40,000.00	-
CD Landing Rock 4.28.28 3.45%	$61,000.00	$61,000.00	-
Total Reserves	**$442,218.39**	**$451,499.99**	**$9,281.60**
Fixed Assets			
Land	$29,475.02	$29,475.02	-
Total Fixed Assets	**$29,475.02**	**$29,475.02**	**$0.00**
Total Assets	**$490,423.84**	**$497,632.12**	**$7,208.28**

	Last Month	Current Month	Difference
Liability			
Accounts Payable	$10,776.80	$3,559.81	($7,216.99)
Prepaid Dues	$5,226.00	$5,996.00	$770.00
Accrued Water/Sewer	$10,000.00	$15,000.00	$5,000.00
Total Liability	**$26,002.80**	**$24,555.81**	**($1,446.99)**
Equity			
Net Profit/Loss	$36,360.92	$45,016.19	$8,655.27
Retained Earnings	$428,060.12	$428,060.12	-
Total Equity	**$464,421.04**	**$473,076.31**	**$8,655.27**
Total Liabilities / Equity	**$490,423.84**	**$497,632.12**	**$7,208.28**

Nicolet Parc

Statement of Revenues and Expenses 6/1/2026 - 6/30/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Operating Income							
Assessment Income							
5001 - Association Dues	32,560.00	32,560.00	-	195,360.00	195,360.00	-	390,720.00
Total Assessment Income	**32,560.00**	**32,560.00**	**-**	**195,360.00**	**195,360.00**	**-**	**390,720.00**
Other Income							
5101 - Interest Income	.81	691.67	(690.86)	6.16	4,150.02	(4,143.86)	8,300.00
5118 - NSF Check Fee	10.00	-	10.00	10.00	-	10.00	-
5124 - Late Fees	-	-	-	100.00	-	100.00	-
Total Other Income	**10.81**	**691.67**	**(680.86)**	**116.16**	**4,150.02**	**(4,033.86)**	**8,300.00**
Total Income	**32,570.81**	**33,251.67**	**(680.86)**	**195,476.16**	**199,510.02**	**(4,033.86)**	**399,020.00**
Operating Expense							
Administrative Expense							
6212 - Bank Charges	10.00	-	(10.00)	10.00	-	(10.00)	-
6222 - Legal Expense	-	83.33	83.33	118.50	499.98	381.48	1,000.00
6223 - Corporate Income Tax	-	108.33	108.33	4,173.00	649.98	(3,523.02)	1,300.00
6311 - Management Fee	1,867.00	1,867.08	.08	11,202.00	11,202.48	.48	22,405.00
6312 - Office Supplies/Misc Admin	24.44	291.67	267.23	517.97	1,750.02	1,232.05	3,500.00
6941 - Insurance	3,108.82	3,107.75	(1.07)	19,344.92	18,646.50	(698.42)	37,293.00
6946 - Real Estate Tax	-	77.08	77.08	749.47	462.48	(286.99)	925.00
Total Administrative Expense	**5,010.26**	**5,535.24**	**524.98**	**36,115.86**	**33,211.44**	**(2,904.42)**	**66,423.00**
Utility Expense							
6411 - Easement Payment - Glendale	100.00	100.00	-	600.00	600.00	-	1,200.00
6414 - Water/Sewer	5,000.00	5,000.00	-	29,058.39	30,000.00	941.61	60,000.00
6450 - Electric-Common	541.42	595.83	54.41	3,973.71	3,574.98	(398.73)	7,150.00
Total Utility Expense	**5,641.42**	**5,695.83**	**54.41**	**33,632.10**	**34,174.98**	**542.88**	**68,350.00**
Repair and Maintenance Expense							
6526 - Pest Control	-	150.00	150.00	-	900.00	900.00	1,800.00
6530 - Alarm Monitoring/Fire System Expense	2,679.97	791.67	(1,888.30)	13,108.49	4,750.02	(8,358.47)	9,500.00
6531 - Smoke Detector	-	-	-	471.91	-	(471.91)	-
6536 - General Maintenance	2,174.60	3,291.67	1,117.07	12,752.76	19,750.02	6,997.26	39,500.00
6541 - HVAC Service	588.80	-	(588.80)	588.80	-	(588.80)	-
Total Repair and Maintenance Expense	**5,443.37**	**4,233.34**	**(1,210.03)**	**26,921.96**	**25,400.04**	**(1,521.92)**	**50,800.00**
Grounds							
6601 - Refuse Removal	1,642.71	2,400.00	757.29	10,403.86	14,400.00	3,996.14	28,800.00
6604 - Lawn/Snow Maintenance	2,900.00	4,000.00	1,100.00	31,976.97	24,000.00	(7,976.97)	48,000.00
6607 - Landscape Maint/Planting	1,909.38	750.00	(1,159.38)	5,279.19	4,500.00	(779.19)	9,000.00
Total Grounds	**6,452.09**	**7,150.00**	**697.91**	**47,660.02**	**42,900.00**	**(4,760.02)**	**85,800.00**
Transfer to Replacement Reserve							
6956 - Transfer to Reserve	10,650.00	10,650.00	-	42,600.00	63,900.00	21,300.00	127,800.00

Nicolet Parc

Statement of Revenues and Expenses 6/1/2026 - 6/30/2026

	Current Period			Year To Date			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Operating Expense							
Total Transfer to Replacement Reserve	10,650.00	10,650.00	-	42,600.00	63,900.00	21,300.00	127,800.00
Total Expense	33,197.14	33,264.41	67.27	186,929.94	199,586.46	12,656.52	399,173.00
Operating Net Total	(626.33)	(12.74)	(613.59)	8,546.22	(76.44)	8,622.66	(153.00)

Nicolet Parc

Statement of Revenues and Expenses 6/1/2026 - 6/30/2026

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Reserve Income							
Other Income							
5020 - Replacement Reserve Income	10,650.00	-	10,650.00	42,600.00	-	42,600.00	-
5101 - Interest Income	756.60	-	756.60	5,169.97	-	5,169.97	-
Total Other Income	**11,406.60**	**-**	**11,406.60**	**47,769.97**	**-**	**47,769.97**	**-**
Total Income	**11,406.60**	**-**	**11,406.60**	**47,769.97**	**-**	**47,769.97**	**-**
Reserve Expense							
Reserve Expense							
7185 - Reserve Study	2,125.00	-	(2,125.00)	4,250.00	-	(4,250.00)	-
7230 - Parking Lot Improvement	-	-	-	3,800.00	-	(3,800.00)	-
7300 - Miscellaneous Reserve Expense	-	-	-	3,250.00	-	(3,250.00)	-
Total Reserve Expense	**2,125.00**	**-**	**(2,125.00)**	**11,300.00**	**-**	**(11,300.00)**	**-**
Total Expense	**2,125.00**	**-**	**(2,125.00)**	**11,300.00**	**-**	**(11,300.00)**	**-**
Reserve Net Total	**9,281.60**	**-**	**9,281.60**	**36,469.97**	**-**	**36,469.97**	**-**
Net Total	**8,655.27**	**(12.74)**	**8,668.01**	**45,016.19**	**(76.44)**	**45,092.63**	**(153.00)**