

COLONIAL CHARLES HOMEOWNERS ASSOCIATION
3235 SHADOW PARK LANE
WALDORF, MD. 20603
(301) 638 2190

As of: December 31, 2025

Operating Account (checking)	\$	55,652.87
Reserve Balance	\$	1,530,449.83
Prepaid Assessments	\$	30,018.80
Income	\$	59,456.00
Expense	\$	151,108.51
Income/Expense	\$	(91,652.51)
YTD Net Gain	\$	(137,195.92)
YTD Variance	\$	(135,695.92)

Karla Costello,
Treasurer

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Approved Motions - December 2025

- (1) Luna Landscaping, repair boundary fence, \$480
- (2) Luna Landscaping, Xmas decorations at Clubhouse, \$600
- (3) High Sierra, replace lower bulkhead fitting in Spa, \$1,561.80
- (4) High Serra, replace Go Kit, Seal Place in Main Pool, \$845.54
- (5) High Sierra, replace upper bulkhead leak in Spa, \$296.80
- (6) Transfer \$2405.33 from the M&T Reserve Fund cash account to HOA Operating Account for the replacement of 1 treadmill in the Fitness Room. Invoice #117348 from RMS Fitness Equipment; paid 11/18/2025 with CK# 100076 (\$2405.33) from operating account.

Jacqueline Green
President