

CARRIAGE PARK (#350)

G/L 4.3

INCOME STATEMENT FOR PERIOD ENDING: 31 Jul 2023

PAGE 1

MONTH TO DATE DATA.....ACTUAL vs BUDGET.			FISCAL YEAR TO DATE DATA.....ACTUAL vs BUDGET.				..CURR BUDGET TOTALS..	
	Jul 23	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
INCOME										
4010 Monthly Assessmt	29,580	29,580	0	0.0	207,060	207,060	0	0.0	354,960	147,900
4015 Singh - DTE	5,453	33	5,420	N/A	5,594	233	5,361	2297.8	400	-5,194
4016 Singh - Lawncare	0	228	-228	-100.0	1,343	1,598	-255	-16.0	2,740	1,397
4017 Singh - Irrigati	0	35	-35	-100.0	383	245	138	56.4	420	37
4018 Singh - Snow	0	420	-420	-100.0	1,957	2,940	-983	-33.4	5,040	3,083
4019 Singh - Flowers	0	33	-33	-100.0	0	233	-233	-100.0	400	400
4080 LATE CHARGES	250	125	125	100.0	950	875	75	8.6	1,500	550
4150 INTEREST	73	150	-77	-51.2	565	1,050	-485	-46.2	1,800	1,235
4185 LEGAL REIMBURSEM	0	50	-50	-100.0	285	350	-66	-18.7	600	316
4290 OTHER INCOME	0	0	0	N/A	221	0	221	N/A	0	-221
	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====
TOTAL INCOME	35,356	30,655	4,701	15.3	218,357	214,585	3,772	1.8	367,860	149,503
Administrative Expense										
5100 COPIES	18	21	3	12.9	186	146	-40	-27.3	250	64
5110 POSTAGE	8	21	13	61.4	147	146	-2	-1.1	250	103
5150 BANK SVC CHRGS	0	4	4	100.0	0	29	29	100.0	50	50
5650 MISC. ADMIN	40	50	10	20.0	815	350	-465	-132.8	600	-215
5652 WELCOME PAC/COUP	0	25	25	100.0	0	175	175	100.0	300	300
6010 LEGAL COL/CHRBACK	0	42	42	100.0	293	292	-1	-0.3	500	208
6200 MGMT FEES	1,155	1,155	0	0.0	8,085	8,085	0	0.0	13,860	5,775
6205 ACCOUNTING FEE	0	0	0	N/A	800	750	-50	-6.7	750	-50
	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----
	1,221	1,318	96	7.3	10,325	9,973	-353	-3.5	16,560	6,235
COMMUNITY FACILITIES										
6632 FLOWERS	0	0	0	N/A	195	3,000	2,805	93.5	3,000	2,805
Operating Expenses										
5060 PAYROLL TAXES	0	0	0	N/A	0	50	50	100.0	50	50

CARRIAGE PARK (#350)

G/L 4.3

INCOME STATEMENT FOR PERIOD ENDING: 31 Jul 2023

PAGE 2

MONTH TO DATE DATA.....ACTUAL vs BUDGET.			FISCAL YEAR TO DATE DATA.....ACTUAL vs BUDGET.				..CURR BUDGET TOTALS..	
	Jul 23	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
Landscape										
5370 LAWN CONTRACT	5,805	6,400	595	9.3	29,025	19,200	-9,825	-51.2	38,400	9,375
5371 IRRIGATION	0	583	583	100.0	1,489	1,750	261	14.9	3,500	2,011
5372 TREE TRIMMING/CA	355	1,167	812	69.6	6,658	8,167	1,509	18.5	14,000	7,342
5373 MISC. GROUNDS EX	293	1,250	958	76.6	9,044	8,750	-294	-3.4	15,000	5,956
5450 SNOW REMOVAL	0	0	0	N/A	27,266	30,296	3,030	10.0	45,444	18,178
5451 STREET CLEANING	0	0	0	N/A	0	0	0	N/A	400	400
	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----
	6,453	9,400	2,948	31.4	73,482	68,163	-5,320	-7.8	116,744	43,262
Utilities										
6030 ELECTRIC	163	117	-46	-39.3	1,275	817	-458	-56.1	1,400	125
6060 WATER & SEWER	0	4,000	4,000	100.0	18,033	28,000	9,967	35.6	48,000	29,967
	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----
	163	4,117	3,954	96.1	19,308	28,817	9,509	33.0	49,400	30,092
Insurance										
6250 BUILDING INSURAN	2,671	3,300	629	19.1	15,397	23,100	7,703	33.4	39,600	24,203
Maint										
5560 BUILDING MAINT	4,334	3,553	-780	-22.0	9,699	24,874	15,175	61.0	42,640	32,942
5561 DRYER VENT CLEAN	0	0	0	N/A	0	0	0	N/A	3,000	3,000
5610 EXTERMINATING	438	142	-296	-209.1	881	992	111	11.2	1,700	819
5651 FIREALARM REP/MA	0	1,083	1,083	100.0	912	7,583	6,671	88.0	13,000	12,088
6230 ELECTRICAL REPAI	4,695	42	-4,653	N/A	5,210	292	-4,918	-1686.1	500	-4,710
6235 ROOF/CHIMNEY REP	700	125	-575	-460.0	2,200	875	-1,325	-151.4	1,500	-700
6245 BASEMENT LEAKS	0	125	125	100.0	0	875	875	100.0	1,500	1,500
	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----
	10,166	5,070	-5,096	-100.5	18,902	35,490	16,588	46.7	63,840	44,938
Contracted Services										
6270 PLMBG/SEWER REPR	400	42	-359	-860.7	400	292	-109	-37.2	500	100
6290 MASONRY	17,500	0	-17,500	N/A	17,500	0	-17,500	N/A	0	-17,500
	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----
	17,900	42	-17,859	N/A	17,900	292	-17,609	-6036.8	500	-17,400

CARRIAGE PARK (#350)

G/L 4.3

INCOME STATEMENT FOR PERIOD ENDING: 31 Jul 2023

PAGE 3

MONTH TO DATE DATA.....ACTUAL vs BUDGET.			FISCAL YEAR TO DATE DATA.....ACTUAL vs BUDGET.				..CURR BUDGET TOTALS..	
	Jul 23	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
DEBT RETIREMENT										
5780 LOAN REPAYMENT	745	796	51	6.4	5,216	5,573	357	6.4	9,554	4,338
5781 LOAN INTEREST PD	316	265	-51	-19.3	2,213	1,856	-357	-19.3	3,182	969
	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----
	1,061	1,061	0	0.0	7,429	7,429	0	0.0	12,736	5,307
NET EXPENSES	39,635	24,307	-15,328	-63.1	162,939	176,313	13,374	7.6	302,430	139,491
	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====
EARNINGS BEFORE ADJUSTMNTS	-4,279	6,348	-10,627	167.4	55,419	38,272	17,147	44.8	65,430	10,011
Reserves										
6655 RESERVE FUNDING	3,278	3,278	-1	-0.0	22,946	22,943	-4	-0.0	39,330	16,384
6656 2nd RESERVE ACCT	2,175	2,175	0	0.0	15,225	15,225	0	0.0	26,100	10,875
	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----
	5,453	5,453	-1	-0.0	38,171	38,168	-4	-0.0	65,430	27,259
TOTAL EXPENSES	45,088	29,760	-15,329	-51.5	201,110	214,480	13,371	6.2	367,860	166,750
	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====
NET EARNINGS/LOSS	-9,732	895	-10,627	1187.0	17,248	104	17,143	N/A	0	-17,248