

CARRIAGE PARK (#350)

G/L 4.3

INCOME STATEMENT FOR PERIOD ENDING: 31 Aug 2023

PAGE 1

MONTH TO DATE DATA.....ACTUAL vs BUDGET.			FISCAL YEAR TO DATE DATA.....ACTUAL vs BUDGET.				..CURR BUDGET TOTALS..	
	Aug 23	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
INCOME										
4010 Monthly Assessmt	29,580	29,580	0	0.0	236,640	236,640	0	0.0	354,960	118,320
4015 Singh - DTE	154	33	121	362.9	296	267	29	10.9	400	104
4016 Singh - Lawncare	2,250	228	2,022	885.4	3,593	1,827	1,766	96.7	2,740	-853
4017 Singh - Irrigati	192	35	157	449.6	576	280	296	105.5	420	-156
4018 Singh - Snow	3,914	420	3,494	832.0	5,871	3,360	2,511	74.7	5,040	-831
4019 Singh - Flowers	0	33	-33	-100.0	0	267	-267	-100.0	400	400
4080 LATE CHARGES	225	125	100	80.0	1,175	1,000	175	17.5	1,500	325
4150 INTEREST	16	150	-134	-89.2	604	1,200	-596	-49.6	1,800	1,196
4185 LEGAL REIMBURSEM	0	50	-50	-100.0	285	400	-116	-28.9	600	316
4290 OTHER INCOME	0	0	0	N/A	221	0	221	N/A	0	-221
	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====
TOTAL INCOME	36,332	30,655	5,677	18.5	249,260	245,240	4,020	1.6	367,860	118,600
Administrative Expense										
5100 COPIES	32	21	-12	-55.5	218	167	-51	-30.8	250	32
5110 POSTAGE	13	21	8	36.9	161	167	6	3.7	250	90
5150 BANK SVC CHRGS	0	4	4	100.0	0	33	33	100.0	50	50
5650 MISC. ADMIN	0	50	50	100.0	815	400	-415	-103.7	600	-215
5652 WELCOME PAC/COUP	0	25	25	100.0	0	200	200	100.0	300	300
6010 LEGAL COL/CHRBACK	0	42	42	100.0	293	333	41	12.3	500	208
6200 MGMT FEES	1,155	1,155	0	0.0	9,240	9,240	0	0.0	13,860	4,620
6205 ACCOUNTING FEE	0	0	0	N/A	800	750	-50	-6.7	750	-50
	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----
	1,201	1,318	117	8.9	11,526	11,290	-236	-2.1	16,560	5,034
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 Aug 2023

PAGE 2

MONTH TO DATE DATA.....ACTUAL vs BUDGET.			FISCAL YEAR TO DATE DATA.....ACTUAL vs BUDGET.				..CURR BUDGET TOTALS..	
	Aug 23	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
Landscape										
5370 LAWN CONTRACT	5,805	6,400	595	9.3	34,830	25,600	-9,230	-36.1	38,400	3,570
5371 IRRIGATION	2,954	583	-2,371	-406.5	4,443	2,333	-2,110	-90.4	3,500	-943
5372 TREE TRIMMING/CA	605	1,167	562	48.1	7,263	9,333	2,070	22.2	14,000	6,737
5373 MISC. GROUNDS EX	473	1,250	777	62.2	9,517	10,000	483	4.8	15,000	5,483
5450 SNOW REMOVAL	4,544	0	-4,544	N/A	31,811	30,296	-1,515	-5.0	45,444	13,633
5451 STREET CLEANING	0	0	0	N/A	0	0	0	N/A	400	400
	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----
	14,382	9,400	-4,982	-53.0	87,864	77,563	-10,301	-13.3	116,744	28,880
Utilities										
6030 ELECTRIC	151	117	-34	-29.5	1,426	933	-492	-52.8	1,400	-26
6060 WATER & SEWER	11,576	4,000	-7,576	-189.4	29,610	32,000	2,390	7.5	48,000	18,390
	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----
	11,727	4,117	-7,611	-184.9	31,035	32,933	1,898	5.8	49,400	18,365
Insurance										
6250 BUILDING INSURAN	2,121	3,300	1,179	35.7	17,518	26,400	8,882	33.6	39,600	22,082
Maint										
5560 BUILDING MAINT	20,632	3,553	-17,078	-480.6	30,330	28,427	-1,903	-6.7	42,640	12,310
5561 DRYER VENT CLEAN	0	0	0	N/A	0	0	0	N/A	3,000	3,000
5562 BUILDING PAINTIN	25,100	0	-25,100	N/A	25,100	0	-25,100	N/A	0	-25,100
5610 EXTERMINATING	1,122	142	-980	-692.0	2,003	1,133	-870	-76.7	1,700	-303
5651 FIREALARM REP/MA	1,745	1,083	-661	-61.0	2,657	8,667	6,010	69.3	13,000	10,343
6230 ELECTRICAL REPAI	0	42	42	100.0	5,210	333	-4,877	-1462.9	500	-4,710
6235 ROOF/CHIMNEY REP	0	125	125	100.0	2,200	1,000	-1,200	-120.0	1,500	-700
6245 BASEMENT LEAKS	0	125	125	100.0	0	1,000	1,000	100.0	1,500	1,500
	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----
	48,598	5,070	-43,528	-858.5	67,500	40,560	-26,940	-66.4	63,840	-3,660
Contracted Services										
6270 PLMBG/SEWER REPR	185	42	-143	-344.0	585	333	-252	-75.6	500	-85
6290 MASONRY	0	0	0	N/A	17,500	0	-17,500	N/A	0	-17,500
	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----
	185	42	-143	-344.0	18,085	333	-17,752	-5325.2	500	-17,585

CARRIAGE PARK (#350)

G/L 4.3

INCOME STATEMENT FOR PERIOD ENDING: 31 Aug 2023

PAGE 3

MONTH TO DATE DATA.....ACTUAL vs BUDGET.			FISCAL YEAR TO DATE DATA.....ACTUAL vs BUDGET.				..CURR BUDGET TOTALS..	
	Aug 23	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
DEBT RETIREMENT										
5780 LOAN REPAYMENT	745	796	51	6.4	5,961	6,369	408	6.4	9,554	3,593
5781 LOAN INTEREST PD	316	265	-51	-19.3	2,530	2,121	-408	-19.3	3,182	652
	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----
	1,061	1,061	0	0.0	8,490	8,490	0	0.0	12,736	4,245
NET EXPENSES	79,275	24,307	-54,968	-226.1	242,213	200,620	-41,593	-20.7	302,430	60,217
	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====
EARNINGS BEFORE ADJUSTMNTS	-42,943	6,348	-49,291	776.5	7,046	44,620	-37,573	84.2	65,430	58,384
Reserves										
6655 RESERVE FUNDING	3,278	3,278	-1	-0.0	26,224	26,220	-4	-0.0	39,330	13,106
6656 2nd RESERVE ACCT	2,175	2,175	0	0.0	17,400	17,400	0	0.0	26,100	8,700
	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----
	5,453	5,453	-1	-0.0	43,624	43,620	-4	-0.0	65,430	21,806
TOTAL EXPENSES	84,728	29,760	-54,968	-184.7	285,837	244,240	-41,597	-17.0	367,860	82,023
	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====
NET EARNINGS/LOSS	-48,396	895	-49,291	5505.5	-36,578	1,000	-37,577	3758.5	0	36,578