

CARRIAGE PARK (#350)

G/L 4.3

INCOME STATEMENT FOR PERIOD ENDING: 31 Dec 2023

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	.....MONTH TO DATE DATA.....ACTUAL vs BUDGET.				.....FISCAL YEAR TO DATE DATA.....ACTUAL vs BUDGET.				..CURR BUDGET TOTALS..	
	Dec 23	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
INCOME										
4010 Monthly Assessmt	29,580	29,580	0	0.0	354,960	354,960	0	0.0	354,960	0
4015 Singh - DTE	79	33	46	137.9	375	400	-25	-6.3	400	25
4016 Singh - Lawncare	2,250	228	2,022	885.2	5,843	2,740	3,103	113.3	2,740	-3,103
4017 Singh - Irrigati	0	35	-35	-100.0	576	420	156	37.0	420	-156
4018 Singh - Snow	0	420	-420	-100.0	5,871	5,040	831	16.5	5,040	-831
4019 Singh - Flowers	0	33	-33	-100.0	0	400	-400	-100.0	400	400
4080 LATE CHARGES	125	125	0	0.0	1,775	1,500	275	18.3	1,500	-275
4150 INTEREST	20	150	-130	-86.8	855	1,800	-945	-52.5	1,800	945
4185 LEGAL REIMBURSEM	0	50	-50	-100.0	285	600	-316	-52.6	600	316
4290 OTHER INCOME	0	0	0	N/A	12,707	0	12,707	N/A	0	-12,707
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TOTAL INCOME	32,054	30,655	1,399	4.6	383,246	367,860	15,386	4.2	367,860	-15,386
Administrative Expense										
5100 COPIES	68	21	-47	-224.9	546	250	-296	-118.2	250	-296
5110 POSTAGE	78	21	-57	-275.5	572	250	-322	-128.7	250	-322
5150 BANK SVC CHRGS	0	4	4	100.0	20	50	30	60.0	50	30
5650 MISC. ADMIN	181	50	-131	-262.9	1,136	600	-536	-89.4	600	-536
5652 WELCOME PAC/COUP	230	25	-205	-821.3	230	300	70	23.2	300	70
6010 LEGAL COL/CHRBACK	-595	42	637	1529.9	497	500	3	0.6	500	3
6200 MGMT FEES	1,155	1,155	0	0.0	13,860	13,860	0	0.0	13,860	0
6205 ACCOUNTING FEE	0	0	0	N/A	800	750	-50	-6.7	750	-50
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	1,118	1,318	200	15.2	17,661	16,560	-1,101	-6.7	16,560	-1,101
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

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	Dec 23	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
Landscape										
5370 LAWN CONTRACT	0	0	0	N/A	34,830	38,400	3,570	9.3	38,400	3,570
5371 IRRIGATION	0	0	0	N/A	5,063	3,500	-1,563	-44.7	3,500	-1,563
5372 TREE TRIMMING/CA	0	1,167	1,167	100.0	8,863	14,000	5,137	36.7	14,000	5,137
5373 MISC. GROUNDS EX	386	1,250	864	69.1	26,828	15,000	-11,828	-78.9	15,000	-11,828
5450 SNOW REMOVAL	6,717	7,574	857	11.3	45,344	45,444	100	0.2	45,444	100
5451 STREET CLEANING	0	0	0	N/A	0	400	400	100.0	400	400
6225 ASPHALT ROAD RE	0	0	0	N/A	16,000	0	-16,000	N/A	0	-16,000
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	7,103	9,991	2,888	28.9	136,928	116,744	-20,184	-17.3	116,744	-20,184
Utilities										
6030 ELECTRIC	95	117	22	18.7	2,193	1,400	-793	-56.6	1,400	-793
6060 WATER & SEWER	8,439	4,000	-4,439	-111.0	48,665	48,000	-665	-1.4	48,000	-665
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	8,534	4,117	-4,417	-107.3	50,858	49,400	-1,458	-3.0	49,400	-1,458
Insurance										
6250 BUILDING INSURAN	10,036	3,300	-6,736	-204.1	27,554	39,600	12,046	30.4	39,600	12,046
Maint										
5560 BUILDING MAINT	293	3,553	3,260	91.8	33,431	42,640	9,209	21.6	42,640	9,209
5561 DRYER VENT CLEAN	0	0	0	N/A	2,754	3,000	246	8.2	3,000	246
5562 BUILDING PAINTIN	0	0	0	N/A	25,100	0	-25,100	N/A	0	-25,100
5610 EXTERMINATING	625	142	-484	-341.6	3,251	1,700	-1,551	-91.2	1,700	-1,551
5651 FIREALARM REP/MA	5,806	1,083	-4,723	-436.0	33,916	13,000	-20,916	-160.9	13,000	-20,916
6230 ELECTRICAL REPAI	0	42	42	100.0	5,210	500	-4,710	-942.0	500	-4,710
6235 ROOF/CHIMNEY REP	0	125	125	100.0	4,825	1,500	-3,325	-221.7	1,500	-3,325
6245 BASEMENT LEAKS	0	125	125	100.0	0	1,500	1,500	100.0	1,500	1,500
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	6,725	5,070	-1,655	-32.6	108,486	63,840	-44,646	-69.9	63,840	-44,646
Contracted Services										
6270 PLMBG/SEWER REPR	0	42	42	100.0	1,594	500	-1,094	-218.7	500	-1,094
6290 MASONRY	550	0	-550	N/A	39,407	0	-39,407	N/A	0	-39,407

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	550	42	-508	-1221.2	41,001	500	-40,501	-8100.2	500	-40,501
DEBT RETIREMENT										
5780 LOAN REPAYMENT	745	796	51	6.4	8,941	9,554	612	6.4	9,554	612
5781 LOAN INTEREST PD	316	265	-51	-19.3	3,794	3,182	-612	-19.3	3,182	-612
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	1,061	1,061	0	0.0	12,736	12,736	0	0.0	12,736	0
NET EXPENSES	35,127	24,898	-10,229	-41.1	395,419	302,430	-92,989	-30.8	302,430	-92,989
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EARNINGS BEFORE ADJUSTMNTS	-3,073	5,757	-8,830	153.4	-12,173	65,430	-77,603	118.6	65,430	77,603
Reserves										
6655 RESERVE FUNDING	3,278	3,278	-1	-0.0	39,336	39,330	-6	-0.0	39,330	-6
6656 2nd RESERVE ACCT	2,175	2,175	0	0.0	26,100	26,100	0	0.0	26,100	0
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	5,453	5,453	-1	-0.0	65,436	65,430	-6	-0.0	65,430	-6
TOTAL EXPENSES	40,580	30,350	-10,230	-33.7	460,855	367,860	-92,995	-25.3	367,860	-92,995
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NET EARNINGS/LOSS	-8,526	305	-8,830	2895.6	-77,609	0	-77,609	N/A	0	77,609