

CARRIAGE PARK (#350)

G/L 4.3

INCOME STATEMENT FOR PERIOD ENDING: 01 Jun 2024

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MONTH TO DATE DATA.....ACTUAL vs BUDGET.			FISCAL YEAR TO DATE DATA.....ACTUAL vs BUDGET.				..CURR BUDGET TOTALS..	
	Jun 24	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
INCOME										
4010 Monthly Assessmt	29,580	29,580	0	0.0	177,480	177,480	0	0.0	354,960	177,480
4015 Singh - DTE	0	33	-33	-100.0	225	200	25	12.6	400	175
4016 Singh - Lawncare	0	492	-492	-100.0	788	2,950	-2,162	-73.3	5,900	5,112
4017 Singh - Irrigati	0	83	-83	-100.0	70	500	-430	-86.1	1,000	930
4018 Singh - Snow	0	492	-492	-100.0	4,893	2,950	1,943	65.9	5,900	1,007
4019 Singh - Flowers	0	33	-33	-100.0	0	200	-200	-100.0	400	400
4080 LATE CHARGES	-50	125	-175	-140.0	587	750	-164	-21.8	1,500	914
4150 INTEREST	0	150	-150	-100.0	2,996	900	2,096	232.9	1,800	-1,196
4185 LEGAL REIMBURSEM	0	25	-25	-100.0	0	150	-150	-100.0	300	300
4290 OTHER INCOME	50	17	33	199.9	50	100	-50	-50.0	200	150
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TOTAL INCOME	29,580	31,030	-1,450	-4.7	187,088	186,180	908	0.5	372,360	185,272
Administrative Expense										
5100 COPIES	30	21	-10	-46.2	144	125	-19	-15.0	250	106
5110 POSTAGE	18	15	-4	-24.6	90	87	-3	-3.1	175	85
5650 MISC. ADMIN	0	58	58	100.0	564	350	-215	-61.3	700	136
5652 WELCOME PAC/COUP	0	13	13	100.0	0	75	75	100.0	150	150
6010 LEGAL COL/CHRBACK	0	25	25	100.0	548	150	-398	-265.3	300	-248
6200 MGMT FEES	1,155	1,155	0	0.0	6,930	6,930	0	0.0	13,860	6,930
6205 ACCOUNTING FEE	0	0	0	N/A	800	800	0	0.0	800	0
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	1,204	1,286	83	6.4	9,076	8,517	-559	-6.6	16,235	7,159
COMMUNITY FACILITIES										
6632 FLOWERS	0	83	83	100.0	260	500	240	48.0	1,000	740
Operating Expenses										
5060 PAYROLL TAXES	0	4	4	100.0	0	25	25	100.0	50	50
Landscape										
5370 LAWN CONTRACT	0	6,096	6,096	100.0	18,287	12,191	-6,096	-50.0	36,573	18,287
5371 IRRIGATION	2,666	292	-2,375	-814.2	2,666	1,750	-916	-52.4	3,500	834
5372 TREE TRIMMING/CA	0	1,167	1,167	100.0	19,060	7,000	-12,060	-172.3	14,000	-5,060
5373 MISC. GROUNDS EX	0	1,211	1,211	100.0	475	7,266	6,791	93.5	14,533	14,058

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	Jun 24	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
5450 SNOW REMOVAL	0	0	0	N/A	31,911	30,296	-1,615	-5.3	45,444	13,533
5451 STREET CLEANING	0	33	33	100.0	0	200	200	100.0	400	400
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	2,666	8,798	6,132	69.7	72,399	58,704	-13,695	-23.3	114,450	42,051
Utilities										
6030 ELECTRIC	0	192	192	100.0	1,225	1,150	-75	-6.6	2,300	1,075
6060 WATER & SEWER	7,219	4,000	-3,219	-80.5	19,966	24,000	4,034	16.8	48,000	28,034
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	7,219	4,192	-3,027	-72.2	21,191	25,150	3,959	15.7	50,300	29,109
Insurance										
6250 BUILDING INSURAN	2,517	2,526	9	0.3	15,298	15,153	-145	-1.0	30,306	15,008
Maint										
5560 BUILDING MAINT	2,660	4,421	1,761	39.8	4,334	26,525	22,191	83.7	53,049	48,715
5561 DRYER VENT CLEAN	0	250	250	100.0	0	1,500	1,500	100.0	3,000	3,000
5610 EXTERMINATING	81	250	169	67.4	2,246	1,500	-746	-49.7	3,000	754
5651 FIREALARM REP/MA	0	1,046	1,046	100.0	4,060	6,275	2,215	35.3	12,550	8,490
6230 ELECTRICAL REPAI	0	83	83	100.0	0	500	500	100.0	1,000	1,000
6235 ROOF/CHIMNEY REP	600	417	-183	-44.0	2,600	2,500	-100	-4.0	5,000	2,400
6245 BASEMENT LEAKS	0	125	125	100.0	1,965	750	-1,215	-162.0	1,500	-465
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	3,341	6,592	3,250	49.3	15,205	39,549	24,344	61.6	79,099	63,894
Contracted Services										
6270 PLMBG/SEWER REPR	0	50	50	100.0	125	300	175	58.3	600	475
6290 MASONRY	0	167	167	100.0	36,645	1,000	-35,645	-3564.4	2,000	-34,645
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	0	217	217	100.0	36,770	1,300	-35,470	-2728.4	2,600	-34,170
DEBT RETIREMENT										
5780 LOAN REPAYMENT	745	708	-38	-5.3	4,471	4,245	-226	-5.3	8,490	4,019
5781 LOAN INTEREST PD	316	367	50	13.8	1,897	2,200	303	13.8	4,400	2,503
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	1,061	1,074	13	1.2	6,368	6,445	77	1.2	12,890	6,522

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	Jun 24	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
NET EXPENSES	18,009	24,772	6,763	27.3	176,567	155,343	-21,224	-13.7	306,930	130,363
EARNINGS BEFORE ADJUSTMNTS	11,571	6,258	5,313	84.9	10,521	30,837	-20,316	65.9	65,430	54,909
Reserves										
6655 RESERVE FUNDING	3,278	3,278	-1	-0.0	19,668	19,665	-3	-0.0	39,330	19,662
6656 2nd RESERVE ACCT	2,175	2,175	0	0.0	13,050	13,050	0	0.0	26,100	13,050
	5,453	5,453	-1	-0.0	32,718	32,715	-3	-0.0	65,430	32,712
TOTAL EXPENSES	23,462	30,224	6,762	22.4	209,285	188,058	-21,227	-11.3	372,360	163,075
NET EARNINGS/LOSS	6,118	806	5,312	659.2	-22,197	-1,878	-20,319	1081.7	0	22,197