

CARRIAGE PARK (#350)

G/L 4.3

INCOME STATEMENT FOR PERIOD ENDING: 30 Sep 2024

PAGE 1

MONTH TO DATE DATA.....ACTUAL vs BUDGET.			FISCAL YEAR TO DATE DATA.....ACTUAL vs BUDGET.				..CURR BUDGET TOTALS..	
	Sep 24	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
INCOME										
4010 Monthly Assessmt	29,580	29,580	0	0.0	266,220	266,220	0	0.0	354,960	88,740
4015 Singh - DTE	95	33	62	184.9	320	300	20	6.7	400	80
4016 Singh - Lawncare	2,363	492	1,871	380.5	3,150	4,425	-1,275	-28.8	5,900	2,750
4017 Singh - Irrigati	344	83	261	313.4	414	750	-336	-44.8	1,000	586
4018 Singh - Snow	979	492	487	99.0	5,871	4,425	1,446	32.7	5,900	29
4019 Singh - Flowers	0	33	-33	-100.0	0	300	-300	-100.0	400	400
4080 LATE CHARGES	200	125	75	60.0	1,512	1,125	387	34.4	1,500	-12
4150 INTEREST	1,838	150	1,688	1125.1	5,031	1,350	3,681	272.7	1,800	-3,231
4185 LEGAL REIMBURSEM	0	25	-25	-100.0	0	225	-225	-100.0	300	300
4290 OTHER INCOME	0	17	-17	-100.0	150	150	-0	-0.0	200	50
4291 Insurance Check	0	0	0	N/A	289,343	0	289,343	N/A	0	-289,343
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TOTAL INCOME	35,398	31,030	4,368	14.1	572,012	279,270	292,742	104.8	372,360	-199,652
Administrative Expense										
5100 COPIES	126	21	-105	-505.6	420	187	-232	-123.8	250	-170
5110 POSTAGE	152	15	-137	-940.3	455	131	-323	-246.5	175	-280
5650 MISC. ADMIN	80	58	-22	-37.2	869	525	-345	-65.6	700	-169
5652 WELCOME PAC/COUP	0	13	13	100.0	0	113	113	100.0	150	150
6010 LEGAL COL/CHRBACK	0	25	25	100.0	1,336	225	-1,111	-493.6	300	-1,036
6200 MGMT FEES	1,155	1,155	0	0.0	10,395	10,395	0	0.0	13,860	3,465
6205 ACCOUNTING FEE	0	0	0	N/A	800	800	0	0.0	800	0
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	1,513	1,286	-227	-17.6	14,274	12,376	-1,898	-15.3	16,235	1,961
COMMUNITY FACILITIES										
6632 FLOWERS	0	83	83	100.0	260	750	490	65.3	1,000	740
Operating Expenses										
5060 PAYROLL TAXES	0	4	4	100.0	0	38	38	100.0	50	50

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PAGE 2

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	Sep 24	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
Landscape										
5370 LAWN CONTRACT	0	6,096	6,096	100.0	36,573	30,478	-6,096	-20.0	36,573	0
5371 IRRIGATION	362	292	-70	-24.1	4,311	2,625	-1,686	-64.2	3,500	-811
5372 TREE TRIMMING/CA	0	1,167	1,167	100.0	19,060	10,500	-8,560	-81.5	14,000	-5,060
5373 MISC. GROUNDS EX	130	1,211	1,081	89.3	9,539	10,900	1,361	12.5	14,533	4,994
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	300	300	100.0	400	400
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	492	8,798	8,306	94.4	101,393	85,098	-16,295	-19.2	114,450	13,057
Utilities										
6030 ELECTRIC	177	192	15	7.7	1,819	1,725	-94	-5.5	2,300	481
6060 WATER & SEWER	0	4,000	4,000	100.0	30,430	36,000	5,570	15.5	48,000	17,570
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	177	4,192	4,015	95.8	32,249	37,725	5,476	14.5	50,300	18,051
Insurance										
6250 BUILDING INSURAN	0	2,526	2,526	100.0	20,882	22,730	1,848	8.1	30,306	9,424
Maint										
5560 BUILDING MAINT	803	4,421	3,618	81.8	47,341	39,787	-7,554	-19.0	53,049	5,708
5561 DRYER VENT CLEAN	0	250	250	100.0	2,754	2,250	-504	-22.4	3,000	246
5610 EXTERMINATING	561	250	-311	-124.4	3,540	2,250	-1,290	-57.3	3,000	-540
5651 FIREALARM REP/MA	7,923	1,046	-6,877	-657.5	20,242	9,412	-10,829	-115.1	12,550	-7,692
6230 ELECTRICAL REPAI	0	83	83	100.0	0	750	750	100.0	1,000	1,000
6235 ROOF/CHIMNEY REP	1,300	417	-883	-212.0	3,900	3,750	-150	-4.0	5,000	1,100
6245 BASEMENT LEAKS	1,240	125	-1,115	-892.0	3,205	1,125	-2,080	-184.9	1,500	-1,705
6400 Fire Expenses	0	0	0	N/A	74,587	0	-74,587	N/A	0	-74,587
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	11,826	6,592	-5,235	-79.4	155,568	59,324	-96,244	-162.2	79,099	-76,469
Contracted Services										
6270 PLMBG/SEWER REPR	0	50	50	100.0	125	450	325	72.2	600	475
6290 MASONRY	0	167	167	100.0	36,645	1,500	-35,145	-2343.0	2,000	-34,645
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	0	217	217	100.0	36,770	1,950	-34,820	-1785.6	2,600	-34,170

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PAGE 3

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DEBT RETIREMENT										
5780 LOAN REPAYMENT	745	708	-38	-5.3	6,706	6,368	-338	-5.3	8,490	1,784
5781 LOAN INTEREST PD	316	367	50	13.8	2,846	3,300	454	13.8	4,400	1,554
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	1,061	1,074	13	1.2	9,552	9,668	116	1.2	12,890	3,338
NET EXPENSES	15,069	24,772	9,702	39.2	370,948	229,658	-141,290	-61.5	306,930	-64,018
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EARNINGS BEFORE ADJUSTMNTS	20,329	6,258	14,071	224.8	201,063	49,612	151,452	305.3	65,430	-135,633
Reserves										
6655 RESERVE FUNDING	3,278	3,278	-1	-0.0	29,502	29,498	-5	-0.0	39,330	9,828
6656 2nd RESERVE ACCT	2,175	2,175	0	0.0	19,575	19,575	0	0.0	26,100	6,525
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	5,453	5,453	-1	-0.0	49,077	49,073	-5	-0.0	65,430	16,353
TOTAL EXPENSES	20,522	30,224	9,702	32.1	420,025	278,731	-141,295	-50.7	372,360	-47,665
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NET EARNINGS/LOSS	14,876	806	14,070	1745.8	151,986	539	151,447	N/A	0	-151,986