

CARRIAGE PARK (#350)

G/L 4.3

INCOME STATEMENT FOR PERIOD ENDING: 01 Nov 2024

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MONTH TO DATE DATA.....ACTUAL vs BUDGET.			FISCAL YEAR TO DATE DATA.....ACTUAL vs BUDGET.				..CURR BUDGET TOTALS..	
	Nov 24	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
INCOME										
4010 Monthly Assessmt	29,580	29,580	0	0.0	325,380	325,380	0	0.0	354,960	29,580
4015 Singh - DTE	0	33	-33	-100.0	0	367	-367	-100.0	400	400
4016 Singh - Lawncare	0	492	-492	-100.0	0	5,408	-5,408	-100.0	5,900	5,900
4017 Singh - Irrigati	0	83	-83	-100.0	0	917	-917	-100.0	1,000	1,000
4018 Singh - Snow	0	492	-492	-100.0	0	5,408	-5,408	-100.0	5,900	5,900
4019 Singh - Flowers	0	33	-33	-100.0	0	367	-367	-100.0	400	400
4080 LATE CHARGES	0	125	-125	-100.0	0	1,375	-1,375	-100.0	1,500	1,500
4150 INTEREST	0	150	-150	-100.0	0	1,650	-1,650	-100.0	1,800	1,800
4185 LEGAL REIMBURSEM	0	25	-25	-100.0	0	275	-275	-100.0	300	300
4290 OTHER INCOME	0	17	-17	-100.0	0	183	-183	-100.0	200	200
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TOTAL INCOME	29,580	31,030	-1,450	-4.7	325,380	341,330	-15,950	-4.7	372,360	46,980
Administrative Expense										
5100 COPIES	0	21	21	100.0	0	229	229	100.0	250	250
5110 POSTAGE	0	15	15	100.0	0	160	160	100.0	175	175
5650 MISC. ADMIN	0	58	58	100.0	0	642	642	100.0	700	700
5652 WELCOME PAC/COUP	0	13	13	100.0	0	138	138	100.0	150	150
6010 LEGAL COL/CHRBACK	0	25	25	100.0	0	275	275	100.0	300	300
6200 MGMT FEES	1,155	1,155	0	0.0	12,705	12,705	0	0.0	13,860	1,155
6205 ACCOUNTING FEE	0	0	0	N/A	0	800	800	100.0	800	800
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	1,155	1,286	131	10.2	12,705	14,949	2,244	15.0	16,235	3,530
COMMUNITY FACILITIES										
6632 FLOWERS	0	83	83	100.0	0	917	917	100.0	1,000	1,000
Operating Expenses										
5060 PAYROLL TAXES	0	4	4	100.0	0	46	46	100.0	50	50
Landscape										
5370 LAWN CONTRACT	0	0	0	N/A	0	36,573	36,573	100.0	36,573	36,573
5371 IRRIGATION	0	292	292	100.0	0	3,208	3,208	100.0	3,500	3,500
5372 TREE TRIMMING/CA	0	1,167	1,167	100.0	0	12,833	12,833	100.0	14,000	14,000
5373 MISC. GROUNDS EX	0	1,211	1,211	100.0	0	13,322	13,322	100.0	14,533	14,533

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	Nov 24	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
5450 SNOW REMOVAL	0	7,574	7,574	100.0	0	37,870	37,870	100.0	45,444	45,444
5451 STREET CLEANING	0	33	33	100.0	0	367	367	100.0	400	400
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	0	10,277	10,277	100.0	0	104,173	104,173	100.0	114,450	114,450
Utilities										
6030 ELECTRIC	0	192	192	100.0	0	2,108	2,108	100.0	2,300	2,300
6060 WATER & SEWER	0	4,000	4,000	100.0	0	44,000	44,000	100.0	48,000	48,000
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	0	4,192	4,192	100.0	0	46,108	46,108	100.0	50,300	50,300
Insurance										
6250 BUILDING INSURAN	0	2,526	2,526	100.0	0	27,781	27,781	100.0	30,306	30,306
Maint										
5560 BUILDING MAINT	0	4,421	4,421	100.0	0	48,628	48,628	100.0	53,049	53,049
5561 DRYER VENT CLEAN	0	250	250	100.0	0	2,750	2,750	100.0	3,000	3,000
5610 EXTERMINATING	0	250	250	100.0	0	2,750	2,750	100.0	3,000	3,000
5651 FIREALARM REP/MA	0	1,046	1,046	100.0	0	11,504	11,504	100.0	12,550	12,550
6230 ELECTRICAL REPAI	0	83	83	100.0	0	917	917	100.0	1,000	1,000
6235 ROOF/CHIMNEY REP	0	417	417	100.0	0	4,583	4,583	100.0	5,000	5,000
6245 BASEMENT LEAKS	0	125	125	100.0	0	1,375	1,375	100.0	1,500	1,500
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	0	6,592	6,592	100.0	0	72,507	72,507	100.0	79,099	79,099
Contracted Services										
6270 PLMBG/SEWER REPR	0	50	50	100.0	0	550	550	100.0	600	600
6290 MASONRY	0	167	167	100.0	0	1,833	1,833	100.0	2,000	2,000
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	0	217	217	100.0	0	2,383	2,383	100.0	2,600	2,600
DEBT RETIREMENT										
5780 LOAN REPAYMENT	0	708	708	100.0	0	7,783	7,783	100.0	8,490	8,490
5781 LOAN INTEREST PD	0	367	367	100.0	0	4,033	4,033	100.0	4,400	4,400
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	0	1,074	1,074	100.0	0	11,816	11,816	100.0	12,890	12,890

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	Nov 24	Budget	\$Diff	%Diff	Curr Ytd	Budget	\$Diff	%Diff	Annual	.Remaining
NET EXPENSES	1,155	26,250	25,095	95.6	12,705	280,680	267,975	95.5	306,930	294,225
EARNINGS BEFORE ADJUSTMNTS	28,425	4,780	23,645	494.7	312,675	60,650	252,025	415.5	65,430	-247,245
Reserves										
6655 RESERVE FUNDING	3,278	3,278	-1	-0.0	36,058	36,053	-6	-0.0	39,330	3,272
6656 2nd RESERVE ACCT	2,175	2,175	0	0.0	23,925	23,925	0	0.0	26,100	2,175
	5,453	5,453	-1	-0.0	59,983	59,978	-6	-0.0	65,430	5,447
TOTAL EXPENSES	6,608	31,703	25,095	79.2	72,688	340,657	267,969	78.7	372,360	299,672
NET EARNINGS/LOSS	22,972	-673	23,645	3515.5	252,692	673	252,019	N/A	0	-252,692

ERROR: Yearly profit \$252,692.00 not equal G/L profit \$103,081.27