

Income Statement Report

Castlegate Community Assoc

November 01, 2009 thru November 30, 2009

	Current Period			Year to Date (11 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Income</u>								
Income								
4010 - Homeowner Assessments	53,681.49	61,261.00	(7,579.51)	566,300.77	673,873.00	(107,572.23)	735,134.00	168,833.23
4015 - Capital Contribution	0.00	0.00	0.00	50.00	0.00	50.00	0.00	(50.00)
4016 - Working Capital	0.00	0.00	0.00	500.00	0.00	500.00	0.00	(500.00)
4017 - Reserve Assessment	100.00	0.00	100.00	400.00	0.00	400.00	0.00	(400.00)
4018 - Developer Assessments	0.00	1,040.00	(1,040.00)	9,974.11	11,440.00	(1,465.89)	12,480.00	2,505.89
4020 - Enforcement Fee Income	0.00	0.00	0.00	75.00	0.00	75.00	0.00	(75.00)
4023 - Allowance for Doubtful Accounts	0.00	(9,345.00)	9,345.00	0.00	(102,797.00)	102,797.00	(112,142.00)	(112,142.00)
4025 - Interest Income - Reserves	0.09	0.00	0.09	38.53	0.00	38.53	0.00	(38.53)
4030 - Interest Income - Operating	48.47	0.00	48.47	256.39	0.00	256.39	0.00	(256.39)
4032 - Legal/filing Fee Income	0.00	0.00	0.00	27.62	0.00	27.62	0.00	(27.62)
4035 - Late Fee Income	0.00	0.00	0.00	4,120.20	0.00	4,120.20	0.00	(4,120.20)
4040 - Miscellaneous Income	0.00	0.00	0.00	54.06	0.00	54.06	0.00	(54.06)
Total Income	53,830.05	52,956.00	874.05	581,796.68	582,516.00	(719.32)	635,472.00	53,675.32
Total Income	53,830.05	52,956.00	874.05	581,796.68	582,516.00	(719.32)	635,472.00	53,675.32
<u>Expense</u>								
Operating Expenses								
5010 - Wall Maintenance	0.00	84.00	(84.00)	0.00	917.00	(917.00)	1,000.00	1,000.00
5015 - Contract Service/Tot Lot SFS	445.00	416.00	29.00	8,994.00	4,583.00	4,411.00	5,000.00	(3,994.00)
5021 - Landscape Contract	17,500.00	18,000.00	(500.00)	197,814.00	198,000.00	(186.00)	216,000.00	18,186.00
5022 - Pest Control	40.00	0.00	40.00	828.50	0.00	828.50	0.00	(828.50)
5024 - Weed Control/Fertilizer	0.00	834.00	(834.00)	5,600.00	9,167.00	(3,567.00)	10,000.00	4,400.00
5120 - Electrical Supplies	0.00	41.00	(41.00)	200.00	458.00	(258.00)	500.00	300.00
5200 - Irrigation Supplies	0.00	416.00	(416.00)	3,442.07	4,583.00	(1,140.93)	5,000.00	1,557.93
Total Operating Expenses	17,985.00	19,791.00	(1,806.00)	216,878.57	217,708.00	(829.43)	237,500.00	20,621.43
Utilities								
5305 - Utilities - General Electricity	143.51	166.00	(22.49)	2,066.50	1,833.00	233.50	2,000.00	(66.50)
5310 - Utilities - Garbage	16,200.45	14,584.00	1,616.45	162,688.84	160,417.00	2,271.84	175,000.00	12,311.16
5315 - Utilities - Street Lights	406.09	291.00	115.09	4,097.36	3,208.00	889.36	3,500.00	(597.36)

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Expense								
Utilities								
5320 - Utilities - Water	5,048.21	7,500.00	(2,451.79)	58,410.35	82,500.00	(24,089.65)	90,000.00	31,589.65
Total Utilities	21,798.26	22,541.00	(742.74)	227,263.05	247,958.00	(20,694.95)	270,500.00	43,236.95
Insurance								
5400 - Insurance	0.00	1,166.00	(1,166.00)	11,620.50	12,833.00	(1,212.50)	14,000.00	2,379.50
Total Insurance	0.00	1,166.00	(1,166.00)	11,620.50	12,833.00	(1,212.50)	14,000.00	2,379.50
General & Administrative								
6010 - Coupon Books	120.00	10.00	110.00	6,015.00	5,300.00	715.00	5,300.00	(715.00)
6012 - Mailings	5,690.55	75.00	5,615.55	10,210.06	825.00	9,385.06	900.00	(9,310.06)
6013 - Misc Office Expenses	0.00	25.00	(25.00)	39.51	275.00	(235.49)	300.00	260.49
6015 - Postage	247.48	291.00	(43.52)	6,595.31	3,208.00	3,387.31	3,500.00	(3,095.31)
6025 - Bank Charges	0.00	41.00	(41.00)	0.00	458.00	(458.00)	500.00	500.00
6030 - Legal	866.00	834.00	32.00	34,733.87	9,167.00	25,566.87	10,000.00	(24,733.87)
6040 - Management Contract	6,200.00	6,200.00	0.00	68,200.00	68,200.00	0.00	74,400.00	6,200.00
Total General & Administrative	13,124.03	7,476.00	5,648.03	125,793.75	87,433.00	38,360.75	94,900.00	(30,893.75)
Taxes & Other Expenses								
7005 - Income Tax	0.00	0.00	0.00	129.00	0.00	129.00	0.00	(129.00)
7010 - Property Tax	0.00	0.00	0.00	23,715.49	37,000.00	(13,284.51)	37,000.00	13,284.51
7015 - Miscellaneous	45.00	416.00	(371.00)	2,201.20	4,583.00	(2,381.80)	5,000.00	2,798.80
7020 - Compilation/Taxes	0.00	84.00	(84.00)	705.00	917.00	(212.00)	1,000.00	295.00
Total Taxes & Other Expenses	45.00	500.00	(455.00)	26,750.69	42,500.00	(15,749.31)	43,000.00	16,249.31

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Expense								
Reserves								
8005 - Transfer to General Reserves	1,975.00	1,975.00	0.00	21,725.00	21,725.00	0.00	23,700.00	1,975.00
Total Reserves	1,975.00	1,975.00	0.00	21,725.00	21,725.00	0.00	23,700.00	1,975.00
Total Expense	54,927.29	53,449.00	1,478.29	630,031.56	630,157.00	(125.44)	683,600.00	53,568.44
Net Income / (Loss)	(1,097.24)	(493.00)	(604.24)	(48,234.88)	(47,641.00)	(593.88)	(48,128.00)	106.88