

# Castle Valley Ranch PUD

## Profit & Loss Budget vs. Actual

### January through December 2019

	Jan - Dec 19	Budget	\$ Over Budget	% of Budget
<b>Ordinary Income/Expense</b>				
Income				
Homeowners Assessments	59,569.42	58,380.00	1,189.42	102.0%
Interest Income	3,016.59			
Late Charge	8,125.00			
Penalties and Fine Income				
CVR Traller Fine	0.00			
Penalties and Fine Income - Other	0.00			
Total Penalties and Fine Income	0.00			
Reserve Assessment	1,743.71	3,220.00	-1,476.29	54.2%
Working Capital Assessment	2,600.00			
Total Income	75,054.72	61,600.00	13,454.72	121.8%
Gross Profit	75,054.72	61,600.00	13,454.72	121.8%
Expense				
Capital Improvement Projects				
Holiday Lights	0.00	0.00	0.00	0.0%
Trees - Co-op with Town of NC	0.00	5,000.00	-5,000.00	0.0%
Capital Improvement Projects - Other	0.00	3,220.00	-3,220.00	0.0%
Total Capital Improvement Projects	0.00	8,220.00	-8,220.00	0.0%
Community Events	786.85	1,000.00	-213.15	78.7%
Insurance				
Directors and Officers Ins	3,789.00	3,800.00	-11.00	99.7%
Liability Insurance	625.00	650.00	-25.00	96.2%
Total Insurance	4,414.00	4,450.00	-36.00	99.2%
Landscape				
Flower Bed Planting	345.00	2,000.00	-1,655.00	17.3%
Holiday Lighting	3,450.00	1,600.00	1,850.00	215.6%
Startup/Shut down	0.00	250.00	-250.00	0.0%
Total Landscape	3,795.00	3,850.00	-55.00	98.6%
Management Fees	35,500.00	36,000.00	-500.00	98.6%
Office				
Bank Checks	41.31			
Meeting Expenses	229.15	100.00	129.15	229.2%
Newsletter preparation				
Printing-Newsletter and Mailers	0.00	700.00	-700.00	0.0%
Newsletter preparation - Other	477.77			
Total Newsletter preparation	477.77	700.00	-222.23	68.3%
Postage/Mailing Expense	20.55			
Total Office	768.78	800.00	-31.22	96.1%
Professional				
Design Review Fee	0.00			
Legal Fees				
Legal Fees - Collections	208.00	1,000.00	-792.00	20.8%
Total Legal Fees	208.00	1,000.00	-792.00	20.8%
State HOA Annual Fees	35.00	30.00	5.00	116.7%
Tax Preparation/Accounting	0.00	150.00	-150.00	0.0%
Taxes	0.00	50.00	-50.00	0.0%
Website				
Website Hosting	348.00	350.00	-2.00	99.4%
Total Website	348.00	350.00	-2.00	99.4%
Total Professional	591.00	1,580.00	-989.00	37.4%
Repairs and Maintenance				
Beautification Expenses	400.00			
Landscaping-Island Flower Beds	2,310.00			
Lawn - Island Mowing	4,350.00	4,200.00	150.00	103.6%
Snow Removal	697.50	1,500.00	-802.50	46.5%
Total Repairs and Maintenance	7,757.50	5,700.00	2,057.50	136.1%
Total Expense	53,613.13	61,600.00	-7,986.87	87.0%
Net Ordinary Income	21,441.59	0.00	21,441.59	100.0%
Other Income/Expense				
Other Income				
Capital Improvement Funding	0.00	5,000.00	-5,000.00	0.0%
Total Other Income	0.00	5,000.00	-5,000.00	0.0%
Net Other Income	0.00	5,000.00	-5,000.00	0.0%
Net Income	21,441.59	5,000.00	16,441.59	428.8%