

Castle Valley Ranch PUD
Profit & Loss
January through December 2016

Jan - Dec 16

Ordinary Income/Expense	
Income	
Homeowners Assessments	57,962.38
Interest Income	437.49
Late Charge	-19,080.68
Penalties and Fine Income	-2,300.00
Total Income	37,019.19
Gross Profit	
37,019.19	
Expense	
Bank Service Charges	5.44
Capital Improvement Projects	
Holiday Lights	3,650.00
Informational Boards	270.00
Irrigation repairs on Islands	3,175.14
Sign Replacement/Repair	11.91
Solar Light (Mailboxes)	563.05
Trails - Co-op with Town of NC	3,750.00
Total Capital Improvement Projects	11,420.10
Collection Fees	0.00
Community Events	184.71
Insurance	
Directors and Officers Ins	3,567.00
Liability Insurance	644.00
Total Insurance	4,211.00
Landscape	0.00
Management Fees	
Office	
Meeting Expenses	50.00
Newsletter preparation	
Newsletter Supplies	175.71
Printing-Newsletter and Mailers	891.14
Newsletter preparation - Other	400.00
Total Newsletter preparation	1,466.85
Postage/Mailing Expense	574.30
Total Office	2,091.15
Professional	
Legal Fees	
Legal Fees - Collections	96.25
Legal Fees - Other	150.00
Total Legal Fees	246.25
State HOA Annual Fees	37.00
Website	
Website Hosting	348.00
Total Website	348.00
Total Professional	631.25
Repairs and Maintenance	
Lawn - Island Mowing	1,914.00
Mailbox Enclosure Repairs	120.00
Snow Removal	1,125.00
Total Repairs and Maintenance	3,159.00
Total Expense	56,653.65
Net Ordinary Income	-19,634.46
Other Income/Expense	
Other Expense	
CD-Change in value	71.73
Total Other Expense	71.73
Net Other Income	-71.73
Net Income	-19,706.19