

Castlewood Ranch Paired Owners Assoc. Inc.
Profit & Loss Budget Performance
 April 2017

	Apr 17	Budget	Jan - Apr 17	YTD Budget
Ordinary Income/Expense				
Income				
4105- Assessments (Homeowners)	16,870.00	16,350.00	66,595.00	65,400.00
4115- Fees Charged				
4110- Late Fees	65.00	165.00	265.00	660.00
4140- Interest	0.00		82.68	
4115- Fees Charged - Other	0.00		548.00	
Total 4115- Fees Charged	65.00	165.00	895.68	660.00
4160-Interest - Operating Funds	0.00		37.32	
4165- Interest Income Other	0.53		22.33	
4170- Transfer to Reserves	-5,000.00	-5,000.00	-20,000.00	-20,000.00
Total Income	11,935.53	11,515.00	47,550.33	46,060.00
Gross Profit	11,935.53	11,515.00	47,550.33	46,060.00
Expense				
5100- Administrative Expenses				
5105- Bank Service Charges	0.00	12.50	89.44	50.00
5110- Coupon Books	0.00	0.00	1,022.13	0.00
5115- Filing Fees	0.00	0.00	0.00	100.00
5120- Office Supplies	0.00	0.00	126.52	0.00
5125- Printing & Reproduction	11.22	25.00	49.07	50.00
5130- Postage & Delivery	190.58	40.00	519.93	80.00
5135- Web site Exp.	50.00	50.00	200.00	200.00
5140- Audit/Tax Prep	0.00	0.00	257.00	275.00
5145- Miscellaneous Expense	0.00		50.00	
Total 5100- Administrative Expenses	251.80	127.50	2,314.09	755.00
5200- Professional Services				
5210- Legal	30.50	83.00	1,505.50	332.00
Total 5200- Professional Services	30.50	83.00	1,505.50	332.00
5300- Landscaping & Mtce Exp.				
5310- Fertilizer/ Weed/ Insect	104.00	600.00	327.00	600.00
5315- Grounds Improvement	0.00	300.00	0.00	300.00
5320- Grounds Maintenance	564.92	500.00	2,408.68	2,000.00
5330-Grounds/ Repair/ Sprinkler	0.00	430.00	0.00	430.00
5345- Snow Removal	0.00		1,289.60	
Total 5300- Landscaping & Mtce Exp.	668.92	1,830.00	4,025.28	3,330.00
5400- Property Management Fees				
5405- A/R Processing Fees	0.00	183.00	630.00	736.00
5410- Management	0.00	900.00	850.00	3,600.00
5400- Property Management Fees - Other	850.00		2,550.00	
Total 5400- Property Management Fees	850.00	1,083.00	4,030.00	4,336.00
5700- Insurance				
5705- HOA Property Insurance	6,813.48	5,418.00	26,787.82	21,672.00

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Total 5700- Insurance	6,813.48	5,418.00	26,787.82	21,672.00
5900- Repairs and Maintenance				
5905- Bldg Repair/Roof/Gutter	0.00	216.00	0.00	872.00
5910- Building Repair/ Other	0.00	205.00	1,875.88	830.00
5900- Repairs and Maintenance - Other	0.00	333.00	0.00	1,336.00
Total 5900- Repairs and Maintenance	0.00	754.00	1,875.88	3,038.00
6200- Utilities				
6205- Electricity	47.07	50.00	86.37	200.00
6210- Trash Removal	2,828.10	2,500.00	11,245.08	10,000.00
6215- Water	0.00	250.00	214.14	1,000.00
Total 6200- Utilities	2,875.17	2,800.00	11,545.59	11,200.00
Reconciliation Discrepancies	0.00		-5.00	
Total Expense	11,489.87	12,095.50	52,079.16	44,663.00
Net Ordinary Income	445.66	-580.50	-4,528.83	1,397.00
Other Income/Expense				
Other Income				
5271- Damage Loss Assessment	0.00		385.00	
5720 Insurance re-imburement	0.00		365,180.17	
6300- Total Reserve Revenue				
6305- Reserve Tr from Operating	5,000.00		-110,000.00	
6310- Reserve Revenue- Interest	42.57		134.26	
Total 6300- Total Reserve Revenue	5,042.57		-109,865.74	
Total Other Income	5,042.57		255,699.43	
Other Expense				
5730 Property Damage	0.00		678,196.33	
Total Other Expense	0.00		678,196.33	
Net Other Income	5,042.57		-422,496.90	
Net Income	5,488.23	-580.50	-427,025.73	1,397.00

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	Annual Budget
Ordinary Income/Expense	
Income	
4105- Assessments (Homeowners)	196,200.00
4115- Fees Charged	
4110- Late Fees	1,900.00
4140- Interest	
4115- Fees Charged - Other	
Total 4115- Fees Charged	1,900.00
4160-Interest - Operating Funds	
4165- Interest Income Other	
4170- Transfer to Reserves	-60,000.00
Total Income	138,100.00
Gross Profit	138,100.00
Expense	
5100- Administrative Expenses	
5105- Bank Service Charges	150.00
5110- Coupon Books	700.00
5115- Filing Fees	100.00
5120- Office Supplies	105.00
5125- Printing & Reproduction	200.00
5130- Postage & Delivery	300.00
5135- Web site Exp.	600.00
5140- Audit/Tax Prep	275.00
5145- Miscellaneous Expense	
Total 5100- Administrative Expenses	2,430.00
5200- Professional Services	
5210- Legal	1,000.00
Total 5200- Professional Services	1,000.00
5300- Landscaping & Mtce Exp.	
5310- Fertilizer/ Weed/ Insect	1,200.00
5315- Grounds Improvement	600.00
5320- Grounds Maintenance	6,000.00
5330-Grounds/ Repair/ Sprinkler	2,600.00
5345- Snow Removal	
Total 5300- Landscaping & Mtce Exp.	10,400.00
5400- Property Management Fees	
5405- A/R Processing Fees	2,200.00
5410- Management	10,800.00
5400- Property Management Fees - Other	
Total 5400- Property Management Fees	13,000.00
5700- Insurance	
5705- HOA Property Insurance	65,000.00

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Ordinary Income/Expense	65,000.00
5700- Insurance	
5900- Repairs and Maintenance	
5905- Bldg Repair/Roof/Gutter	2,600.00
5910- Building Repair/ Other	2,470.00
5900- Repairs and Maintenance - Other	4,000.00
Total 5900- Repairs and Maintenance	9,070.00
6200- Utilities	
6205- Electricity	600.00
6210- Trash Removal	30,000.00
6215- Water	3,000.00
Total 6200- Utilities	33,600.00
Reconciliation Discrepancies	
Total Expense	134,500.00
Net Ordinary Income	3,600.00
Other Income/Expense	
Other Income	
5271- Damage Loss Assessment	
5720 Insurance re-imbursement	
6300- Total Reserve Revenue	
6305- Reserve Tr from Operating	
6310- Reserve Revenue- Interest	
Total 6300- Total Reserve Revenue	
Total Other Income	
Other Expense	
5730 Property Damage	
Total Other Expense	
Net Other Income	
Net Income	3,600.00