

Income Statement

Jul 31, 2023

Account Number

DESCRIPTION	ACTUAL	CURRENT BUDGET	DATE VARIANCE	YEAR ACTUAL	TO BUDGET	DATE VARIANCE
<b>INCOME</b>						
<b>OPERATING INCOME</b>						
RESIDENTIAL ASSESSMENTS	4,267.90	6,525.00	2,257.10-	47,235.47	45,675.00	1,560.47
MISC INCOME	.00	.00	0.00	782.33	.00	782.33
WORKING CAPITAL/ESCROW	.00	.00	0.00	580.00	.00	580.00
RESERVE CONTRIBUTION/ESCR	.00	.00	0.00	580.00	.00	580.00
<b>TOTAL OPERATING INCOME</b>	<b>4,267.90</b>	<b>6,525.00</b>	<b>2,257.10-</b>	<b>49,177.80</b>	<b>45,675.00</b>	<b>3,502.80</b>
RESERVE ALLOCATION	1,203.00	1,203.00	0.00	8,421.00	8,421.00	0.00
WORKING CAPITAL TRANSFER	.00	.00	0.00	580.00	.00	580.00-
RESERVE CONTRIBUTION	.00	.00	0.00	580.00	.00	580.00-
<b>TOTAL INCOME</b>	<b>3,064.90</b>	<b>5,322.00</b>	<b>2,257.10-</b>	<b>39,596.80</b>	<b>37,254.00</b>	<b>2,342.80</b>
<b>EXPENSES</b>						
<b>OPERATING EXPENSES</b>						
<b>MAINTENANCE &amp; REPAIR</b>						
LANDSCAPING CONTRACT	1,483.00	1,560.00	77.00	10,381.00	10,920.00	539.00
STORM DAMAGE	.00	.00	0.00	.00	400.00	400.00
PEST CONTROL	.00	.00	0.00	.00	60.00	60.00
SECURITY CONTRACT	358.00	428.00	70.00	2,523.38	2,996.00	472.62
GATE CONTRACT	292.75	153.00	139.75-	1,463.75	1,071.00	392.75-
GATE MAINTENANCE, LABOR	.00	.00	0.00	1,421.16	300.00	1,121.16-
GATE PROGRAMMING	.00	50.00	50.00	92.00	350.00	258.00
SPRINKLER REPAIRS	.00	.00	0.00	.00	250.00	250.00
TREE PRUNING	.00	.00	0.00	.00	1,544.00	1,544.00
PALM TREE PRUNING	.00	.00	0.00	450.00	1,200.00	750.00
GENERAL/COMMON AREA MAIN	.00	100.00	100.00	1,598.33	300.00	1,298.33-
<b>TOTAL MAINT. &amp; REPAIR</b>	<b>2,133.75</b>	<b>2,291.00</b>	<b>157.25</b>	<b>17,929.62</b>	<b>19,391.00</b>	<b>1,461.38</b>
<b>PARTS &amp; SUPPLIES</b>						
GATE/KEYS	.00	.00	0.00	.00	500.00	500.00
<b>TOTAL PARTS &amp; SUPPLIES</b>	<b>.00</b>	<b>.00</b>	<b>0.00</b>	<b>.00</b>	<b>500.00</b>	<b>500.00</b>
<b>UTILITIES</b>						
ELECTRIC-STREET LIGHTS	.00	225.00	225.00	350.36	1,825.00	1,474.64
ELECTRIC-COMMON AREA	458.16	120.00	338.16-	2,871.05	825.00	2,046.05-
TELEPHONE	.00	100.00	100.00	80.00	700.00	620.00
WATER/SEWER	.00	1,400.00	1,400.00	4,974.49	2,220.00	2,754.49-
<b>TOTAL UTILITIES</b>	<b>458.16</b>	<b>1,845.00</b>	<b>1,386.84</b>	<b>8,275.90</b>	<b>5,570.00</b>	<b>2,705.90-</b>

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Jul 31, 2023

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DESCRIPTION	ACTUAL	CURRENT BUDGET	DATE VARIANCE	YEAR ACTUAL	TO BUDGET	DATE VARIANCE
ADMINISTRATIVE						
LEGAL	.00	.00	0.00	.00	100.00	100.00
COLLECTIONS & LEGAL	120.00	.00	120.00-	745.00	450.00	295.00-
BANK CHARGES	.00	.00	0.00	35.00	.00	35.00-
CPA SERVICES/AUDIT	585.00	.00	585.00-	585.00	560.00	25.00-
INSURANCE	.00	.00	0.00	2,184.00	2,250.00	66.00
MEETINGS & COMMUNITY	.00	100.00	100.00	100.00	300.00	200.00
MANAGEMENT FEES	695.00	690.00	5.00-	4,860.00	4,830.00	30.00-
COPIES/POSTAGE/SUPPLIES	8.36	150.00	141.64	480.50	970.00	489.50
STATEMENTS	47.34	.00	47.34-	246.42	.00	246.42-
TAXES/PERMITS/LICENSES	.00	.00	0.00	275.00	.00	275.00-
INCOME TAXES-STATE	.00	.00	0.00	.00	50.00	50.00
WEBSITE	.00	50.00	50.00	675.00	350.00	325.00-
<b>TOTAL ADMINISTRATIVE</b>	<b>1,455.70</b>	<b>990.00</b>	<b>465.70-</b>	<b>10,185.92</b>	<b>9,860.00</b>	<b>325.92-</b>
<b>TOTAL OPERATING EXPENSE</b>	<b>4,047.61</b>	<b>5,126.00</b>	<b>1,078.39</b>	<b>36,391.44</b>	<b>35,321.00</b>	<b>1,070.44-</b>
<b>NET OPER PROFIT/LOSS</b>	<b>982.71-</b>	<b>196.00</b>	<b>1,178.71-</b>	<b>3,205.36</b>	<b>1,933.00</b>	<b>1,272.36</b>
RESERVE ALLOCATIONS						
INTEREST INCOME	25.88	17.00	8.88	164.17	123.00	41.17
RESERVE INCOME FM OP	1,203.00	1,203.00	0.00	8,421.00	8,421.00	0.00
WORKING CAPITAL	.00	.00	0.00	580.00	.00	580.00
RESERVE CONT. ESCROW	.00	.00	0.00	580.00	.00	580.00
ASPHALT SEAL COAT RSV	.00	.00	0.00	.00	9,500.00	9,500.00
<b>TOTAL RESERVE &amp; EXPENSE</b>	<b>1,228.88</b>	<b>1,220.00</b>	<b>8.88</b>	<b>9,745.17</b>	<b>956.00</b>	<b>10,701.17</b>
<b>NET PROFIT / (LOSS)</b>	<b>246.17</b>	<b>1,416.00</b>	<b>1,169.83-</b>	<b>12,950.53</b>	<b>977.00</b>	<b>11,973.53</b>

ALTA VISTA HOMEOWNERS  
Balance Sheet  
Jul 31, 2023  
JUL 1, 2023 - JUL 31, 2023

ASSETS

CURRENT ASSETS

ALTA VISTA OPERATING RESERVE ACCOUNTS 43,222.86

ALTA VISTA RESERVE 95,283.69

TOTAL CURRENT ASSETS 138,506.55

TOTAL ASSETS 138,506.55

LIABILITIES & CAPITAL

CAPITAL

PREPAID ASSESSMENTS (5,852.47)

RETAINED EARNINGS 131,408.49

PROFIT /(LOSS) FOR PERIOD 12,950.53

TOTAL CAPITAL 138,506.55

TOTAL LIABILITIES & CAPITAL 138,506.55