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Income Statement

Oct 31, 2023

Account Number

DESCRIPTION	ACTUAL	CURRENT BUDGET	DATE VARIANCE	YEAR ACTUAL	TO BUDGET	DATE VARIANCE
INCOME						
OPERATING INCOME						
RESIDENTIAL ASSESSMENTS	6,023.98	6,525.00	501.02-	65,295.37	65,250.00	45.37
MISC INCOME	.00	.00	0.00	832.33	.00	832.33
WORKING CAPITAL/ESCROW	.00	.00	0.00	580.00	.00	580.00
RESERVE CONTRIBUTION/ESCR	.00	.00	0.00	580.00	.00	580.00
TOTAL OPERATING INCOME	6,023.98	6,525.00	501.02-	67,287.70	65,250.00	2,037.70
RESERVE ALLOCATION	1,203.00	1,203.00	0.00	12,030.00	12,030.00	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-
TOTAL INCOME	4,820.98	5,322.00	501.02-	54,097.70	53,220.00	877.70
EXPENSES						
OPERATING EXPENSES						
MAINTENANCE & REPAIR						
LANDSCAPING CONTRACT	1,483.00	1,560.00	77.00	14,830.00	15,600.00	770.00
STORM DAMAGE	.00	.00	0.00	.00	400.00	400.00
PEST CONTROL	.00	.00	0.00	.00	60.00	60.00
SHRUBS/TREES/FLOWERS	.00	.00	0.00	135.00	.00	135.00-
SECURITY CONTRACT	616.69	428.00	188.69-	4,123.45	4,280.00	156.55
GATE CONTRACT	381.75-	153.00	534.75	1,667.50	1,530.00	137.50-
GATE MAINTENANCE, LABOR	45.50-	.00	45.50	1,585.66	450.00	1,135.66-
GATE PROGRAMMING	.00	50.00	50.00	92.00	500.00	408.00
SPRINKLER REPAIRS	.00	.00	0.00	.00	500.00	500.00
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	1,913.33	400.00	1,513.33-
BACKFLOW TESTING	.00	.00	0.00	.00	60.00	60.00
TOTAL MAINT. & REPAIR	1,672.44	2,291.00	618.56	24,796.94	26,524.00	1,727.06
PARTS & SUPPLIES						
GATE/KEYS	.00	.00	0.00	.00	500.00	500.00
TOTAL PARTS & SUPPLIES	.00	.00	0.00	.00	500.00	500.00
UTILITIES						
ELECTRIC-STREET LIGHTS	350.38	225.00	125.38-	3,518.95	2,450.00	1,068.95-
ELECTRIC-COMMON AREA	108.13	175.00	66.87	1,108.51	1,220.00	111.49
TELEPHONE	720.00	100.00	620.00-	800.00	1,000.00	200.00
WATER/SEWER	2,042.05	2,500.00	457.95	15,655.48	9,120.00	6,535.48-

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Oct 31, 2023

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DESCRIPTION	ACTUAL	CURRENT BUDGET	DATE VARIANCE	YEAR ACTUAL	TO BUDGET	DATE VARIANCE
TOTAL UTILITIES	3,220.56	3,000.00	220.56-	21,082.94	13,790.00	7,292.94-
ADMINISTRATIVE						
LEGAL	210.00	.00	210.00-	1,053.68	200.00	853.68-
COLLECTIONS & LEGAL	526.18-	100.00	626.18	398.82	650.00	251.18
BANK CHARGES	.00	.00	0.00	35.00	.00	35.00-
CPA SERVICES/AUDIT	.00	.00	0.00	585.00	560.00	25.00-
INSURANCE	.00	.00	0.00	2,184.00	2,250.00	66.00
MEETINGS & COMMUNITY	.00	.00	0.00	100.00	400.00	300.00
MANAGEMENT FEES	695.00	690.00	5.00-	6,945.00	6,900.00	45.00-
COPIES/POSTAGE/SUPPLIES	101.44	90.00	11.44-	696.37	1,310.00	613.63
STATEMENTS	44.10	.00	44.10-	379.80	.00	379.80-
TAXES/PERMITS/LICENSES	.00	260.00	260.00	275.00	260.00	15.00-
PROPERTY TAXES	7.88	.00	7.88-	7.88	9.00	1.12
INCOME TAXES-STATE	.00	.00	0.00	.00	50.00	50.00
WEBSITE	.00	50.00	50.00	675.00	500.00	175.00-
TOTAL ADMINISTRATIVE	532.24	1,190.00	657.76	13,335.55	13,089.00	246.55-
TOTAL OPERATING EXPENSE	5,425.24	6,481.00	1,055.76	59,215.43	53,903.00	5,312.43-
NET OPER PROFIT/LOSS	604.26-	1,159.00-	554.74	5,117.73	683.00	4,434.73-
RESERVE ALLOCATIONS						
INTEREST INCOME	26.55	17.00	9.55	242.49	174.00	68.49
RESERVE INCOME FM OP	1,203.00	1,203.00	0.00	12,030.00	12,030.00	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
RESERVE EXPENSE	6,426.46-	.00	6,426.46-	6,426.46	.00	6,426.46-
ASPHALT SEAL COAT RSV	.00	.00	0.00	.00	9,500.00	9,500.00
DRYWELL MAINT. RSV	.00	.00	0.00	.00	5,000.00	5,000.00
TOTAL RESERVE & EXPENSE	5,196.91-	1,220.00	6,416.91-	7,006.03	2,296.00	9,302.03
NET PROFIT / (LOSS)	5,801.17-	61.00	5,862.17-	1,888.30	2,979.00	4,867.30

Balance Sheet

Oct 31, 2023

OCT 1, 2023 - OCT 31, 2023

ASSETS

CURRENT ASSETS

ALTA VISTA OPERATING RESERVE ACCOUNTS	34,904.86
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ALTA VISTA RESERVE	<u>92,539.46</u>
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TOTAL CURRENT ASSETS	<u>127,444.32</u>
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TOTAL ASSETS	<u><u>127,444.32</u></u>
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LIABILITIES & CAPITAL

CAPITAL

PREPAID ASSESSMENTS	(5,852.47)
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RETAINED EARNINGS	131,408.49
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PROFIT /(LOSS) FOR PERIOD	<u>1,888.30</u>
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TOTAL CAPITAL	<u>127,444.32</u>
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TOTAL LIABILITIES & CAPITAL	<u><u>127,444.32</u></u>
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