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08/14/19

Accrual Basis

Snowmass Mountain Condominium Association, Inc.
Profit & Loss Budget vs. Actual
July 2019

	Jul 19	Budget	\$ Over Budget
Ordinary Income/Expense			
Income			
Operating Income			
400 · Regular Assessments (59)	101,016.48	101,016.50	(0.02)
401 · Utility Assessment	20,755.57	14,161.00	6,594.57
460 · Regular Assessment Fin Chg	0.00	80.00	(80.00)
461 · Interest Earned	1.07	2.50	(1.43)
462 · Fines & Penalties	200.00	0.00	200.00
Key Cards			
465 · Key Card Replacement Income	50.00		
Total Key Cards	50.00		
Unit A7			
470 · Assoc Unit Rent	3,600.00	0.00	3,600.00
Total Unit A7	3,600.00	0.00	3,600.00
Total Operating Income	125,623.12	115,260.00	10,363.12
Total Income	125,623.12	115,260.00	10,363.12
Gross Profit	125,623.12	115,260.00	10,363.12
Expense			
Administrative Expense			
507 · Managing Agent Fees	5,778.00	5,722.00	56.00
501 · Bank Charges	0.00	75.00	(75.00)
502 · Insurance / Property Taxes	3,254.83	4,560.00	(1,305.17)
505 · Office Supplies & Expense	294.21	83.00	211.21
510 · Miscellaneous	0.00	100.00	(100.00)
540 · Website Maint.	150.00	150.00	0.00
Total Administrative Expense	9,477.04	10,690.00	(1,212.96)
Labor			
520 · Maint. Labor Common Area	2,635.70	2,500.00	135.70
521 · Pool/Spa Labor	2,007.50	2,125.00	(117.50)
523 · Snow Removal	0.00	0.00	0.00
522 · Landscaping Labor	2,325.00	2,100.00	225.00
524 · Property Insp & Repairs Maint	1,132.50	1,250.00	(117.50)
530 · Hskp/Amenity Labor	999.00	920.00	79.00
531 · Patrol/Security	472.50	400.00	72.50
Total Labor	9,572.20	9,295.00	277.20

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Supplies & Contract Services			
545 · Pest Control	145.00	135.00	10.00
546 · Snowmelt Maintenance	0.00	0.00	0.00
547 · Fire Safety/Monitoring	315.90	500.00	(184.10)
549 · Contract Services	0.00	125.00	(125.00)
550 · Boiler Service & Inspection	420.88	700.00	(279.12)
553 · Chimney Sweep & Window Clean	0.00	0.00	0.00
565 · Maintenance Supply	749.88	250.00	499.88
566 · Pool Supply	376.64	175.00	201.64
567 · Contract Pool Labor/Services	0.00	250.00	(250.00)
568 · Landscaping Supply & Irrigation	0.00	250.00	(250.00)
570 · Housekeeping Supply	0.00	80.00	(80.00)
Total Supplies & Contract Services	2,008.30	2,465.00	(456.70)
Other Budgeted Expenses			
575 · Electric - Owner	2,558.28	2,540.00	18.28
576 · Natural Gas - Owner	919.86	863.00	56.86
Total Other Budgeted Expenses	3,478.14	3,403.00	75.14
Utilities Expense			
581 · Firewood	0.00	0.00	0.00
582 · Natural Gas - Snowmelt	121.24	0.00	121.24
584 · Water and Sanitation	10,963.30	11,124.00	(160.70)
585 · Electric - Association	781.48	905.00	(123.52)
586 · Natural Gas - Association	376.25	334.00	42.25
587 · Trash Service	0.00	2,200.00	(2,200.00)
588 · Internet / Cable Services	3,714.26	3,910.00	(195.74)
589 · Telephone	291.60	275.00	16.60
Total Utilities Expense	16,248.13	18,748.00	(2,499.87)
Professional Fees			
595 · Tax / Review / Audit	0.00	0.00	0.00
596 · Director's Meeting	0.00	4,000.00	(4,000.00)
597 · Legal - General	0.00	175.00	(175.00)
Total Professional Fees	0.00	4,175.00	(4,175.00)
Total Expense	40,783.81	48,776.00	(7,992.19)
Net Ordinary Income	84,839.31	66,484.00	18,355.31

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Other Income/Expense			
Other Income			
Major Maintenance Income			
800 · Major Maint Assessment	43,940.29	43,915.26	25.03
820 · Maintenance Account Interest	18.36	8.33	10.03
Total Major Maintenance Income	43,958.65	43,923.59	35.06
Total Other Income	43,958.65	43,923.59	35.06
Other Expense			
Major Maintenance			
900 · Major Maint Projects	250.00		
920 · Hot Water Heater Replacement	0.00	0.00	0.00
924 · Irrigation/Landscaping	1,414.33	0.00	1,414.33
933 · Window & Door Repair/Maint	0.00	0.00	0.00
Total Major Maintenance	1,664.33	0.00	1,664.33
Total Other Expense	1,664.33	0.00	1,664.33
Net Other Income	42,294.32	43,923.59	(1,629.27)
Net Income	127,133.63	110,407.59	16,726.04