

1:44 PM

07/06/18

Accrual Basis

Snowmass Mountain Condominium Association, Inc.
Profit & Loss Budget Performance
June 2018

	Jun 18	Budget	Oct '17 - Jun 18	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
Operating Income					
400 · Regular Assessments (59)	97,365.53	0.00	389,462.62	292,096.59	389,462.12
401 · Utility Assessment	18,461.63	0.00	57,068.96	42,922.50	57,230.00
460 · Regular Assessment Fin Chg	697.90	80.00	1,209.36	720.00	1,000.00
461 · Interest Earned	0.00	2.50	6.89	22.50	30.00
462 · Fines & Penalties	150.00		1,000.00		
463 · Misc Income	35.00	0.00	285.00	0.00	0.00
Key Cards					
465 · Key Card Replacement Income	0.00	0.00	125.00	0.00	0.00
466 · Key Card Expenses	0.00	0.00	(811.19)	0.00	0.00
Total Key Cards	0.00	0.00	(686.19)	0.00	0.00
Unit A7					
470 · Assoc Unit Rent	1,800.00	1,800.00	16,200.00	16,200.00	21,600.00
Total Unit A7	1,800.00	1,800.00	16,200.00	16,200.00	21,600.00
Total Operating Income	118,510.06	1,882.50	464,546.64	351,961.59	469,322.12
Total Income	118,510.06	1,882.50	464,546.64	351,961.59	469,322.12
Gross Profit	118,510.06	1,882.50	464,546.64	351,961.59	469,322.12
Expense					
Uncategorized	0.00		(1,724.20)		
Administrative Expense					
507 · Managing Agent Fees	5,610.00	5,610.00	50,490.00	50,490.00	67,320.00
501 · Bank Charges	0.00	10.00	528.25	90.00	115.00
502 · Insurance / Property Taxes	3,276.61	2,920.00	38,825.53	26,280.00	35,000.00
505 · Office Supplies & Expense	52.25	125.00	572.14	1,125.00	1,500.00
510 · Miscellaneous	57.77	400.00	395.60	3,600.00	4,800.00
540 · Website Maint.	0.00	50.00	600.00	450.00	600.00
Total Administrative Expense	8,996.63	9,115.00	91,411.52	82,035.00	109,335.00
Labor					
520 · Maint. Labor Common Area	1,687.00	2,300.00	20,484.43	20,700.00	27,500.00
521 · Pool/Spa Labor	1,935.75	2,125.00	13,198.25	19,125.00	25,500.00
523 · Snow Removal	0.00	0.00	2,948.50	5,000.00	5,000.00
522 · Landscaping Labor	2,116.50	2,000.00	6,529.52	6,000.00	12,000.00
524 · Property Insp & Repairs Maint	761.50	1,250.00	11,170.66	11,250.00	15,000.00
530 · Hskp/Amenity Labor	840.00	1,250.00	7,356.42	11,250.00	15,000.00
531 · Patrol/Security	252.00	400.00	2,274.50	3,600.00	5,000.00
Total Labor	7,592.75	9,325.00	63,962.28	76,925.00	105,000.00

1:44 PM

07/06/18

Accrual Basis

Snowmass Mountain Condominium Association, Inc.
Profit & Loss Budget Performance
June 2018

	Jun 18	Budget	Oct '17 - Jun 18	YTD Budget	Annual Budget
Supplies & Contract Services					
545 · Pest Control	0.00	135.00	1,215.00	1,215.00	1,620.00
546 · Snowmelt Maintenance	0.00	0.00	404.34	1,000.00	1,000.00
547 · Fire Safety/Monitoring	0.00	550.00	7,297.33	4,950.00	6,500.00
548 · Sewer Line Maintenance	0.00	0.00	668.14	0.00	0.00
549 · Contract Services	0.00	200.00	185.00	1,900.00	2,500.00
550 · Boiler Service & Inspection	0.00	825.00	7,684.69	7,425.00	10,000.00
553 · Chimney Sweep & Window Clean	0.00	500.00	2,828.00	4,500.00	6,000.00
565 · Maintenance Supply	(75.02)	350.00	5,063.77	3,150.00	4,000.00
566 · Pool Supply	630.84	500.00	1,939.30	1,500.00	3,000.00
567 · Contract Pool Labor/Services	0.00	500.00	213.61	4,500.00	6,000.00
568 · Landscaping Supply & Irrigation	268.50	300.00	1,043.01	900.00	1,500.00
569 · Gutter Repair&Roof Maintenance	0.00	0.00	0.00	2,000.00	2,000.00
570 · Housekeeping Supply	0.00	80.00	131.59	720.00	1,000.00
571 · Snow Removal Services	0.00	0.00	0.00	1,500.00	1,500.00
572 · Housekeeping Services	0.00	0.00	0.00	0.00	0.00
Total Supplies & Contract Services	824.32	3,940.00	28,673.78	35,260.00	46,620.00
Other Budgeted Expenses					
575 · Electric - Owner	3,431.17	2,500.00	32,482.13	28,500.00	35,000.00
576 · Natural Gas - Owner	902.36	500.00	16,107.49	17,500.00	19,000.00
Total Other Budgeted Expenses	4,333.53	3,000.00	48,589.62	46,000.00	54,000.00
Utilities Expense					
581 · Firewood	0.00	0.00	2,637.50	3,000.00	3,000.00
582 · Natural Gas - Snowmelt	24.60	0.00	13,957.70	24,000.00	24,000.00
584 · Water and Sanitation	0.00	0.00	31,752.76	30,000.00	40,000.00
585 · Electric - Association	876.87	800.00	12,393.74	9,000.00	11,000.00
586 · Natural Gas - Association	378.42	500.00	6,266.70	7,200.00	8,500.00
587 · Trash Service	31.25	0.00	4,228.49	6,150.00	8,200.00
588 · Internet / Cable Services	3,722.37	3,500.00	31,686.57	31,500.00	43,000.00
589 · Telephone	262.34	250.00	2,723.68	2,250.00	3,000.00
Total Utilities Expense	5,295.85	5,050.00	105,647.14	113,100.00	140,700.00
Professional Fees					
595 · Tax / Review / Audit	0.00	4,200.00	4,300.00	4,200.00	4,200.00
596 · Director's Meeting	0.00	0.00	432.02	0.00	4,000.00
597 · Legal - General	0.00	500.00	341.09	4,500.00	5,000.00
598 · Reserve Study	0.00	0.00	0.00	2,500.00	2,500.00
Total Professional Fees	0.00	4,700.00	5,073.11	11,200.00	15,700.00
Total Expense	27,043.08	35,130.00	341,633.25	364,520.00	471,355.00
Net Ordinary Income	91,466.98	(33,247.50)	122,913.39	(12,558.41)	(2,032.88)

1:44 PM

07/06/18

Accrual Basis

Snowmass Mountain Condominium Association, Inc.
Profit & Loss Budget Performance
June 2018

	Jun 18	Budget	Oct '17 - Jun 18	YTD Budget	Annual Budget
Other Income/Expense					
Other Income					
Major Maintenance Income					
800 · Major Maint Assessment	38,187.22	0.00	152,749.88	114,561.57	152,748.76
820 · Maintenance Account Interest	0.00	8.33	153.84	74.97	100.00
Total Major Maintenance Income	38,187.22	8.33	152,903.72	114,636.54	152,848.76
Total Other Income	38,187.22	8.33	152,903.72	114,636.54	152,848.76
Other Expense					
Major Maintenance					
900 · Major Maint Projects	3,158.10	0.00	75,712.56	0.00	0.00
915 · Chimney Flue Inspection/Repair	0.00	0.00	0.00	0.00	0.00
916 · Chimney Flue Legal & Insurance	0.00	0.00	372.00	0.00	0.00
920 · Hot Water Heater Replacement	0.00		1,850.28	0.00	0.00
923 · Stain/Paint Breezeways/Railings	0.00	0.00	0.00	0.00	0.00
924 · Irrigation/Landscaping	0.00		0.00	0.00	0.00
925 · Pool Upgrade/Deck Repair	0.00		0.00	0.00	0.00
927 · Heat Tape and Gutter Upgrade	0.00		0.00	0.00	0.00
928 · Sewer Line Repairs	0.00	0.00	0.00	0.00	0.00
931 · Reserve Study	0.00	0.00	0.00	0.00	0.00
933 · Window & Door Repair/Maint	0.00		0.00	0.00	0.00
934 · Pool House Renovation/Repair	0.00		0.00	0.00	0.00
Total Major Maintenance	3,158.10	0.00	77,934.84	0.00	0.00
Total Other Expense	3,158.10	0.00	77,934.84	0.00	0.00
Net Other Income	35,029.12	8.33	74,968.88	114,636.54	152,848.76
Net Income	126,496.10	(33,239.17)	197,882.27	102,078.13	150,815.88