

# Profit and Loss Statement

Kings Cove Neighborhood Assoc.  
Through October 31, 2022

| Account                       | MTD Actual         | Budget        | YTD Actual        | Budget        |
|-------------------------------|--------------------|---------------|-------------------|---------------|
| <b>4000 INCOME</b>            |                    |               |                   |               |
| 4020 CONDO / MAINTENANCE FEES | 0.00               | 12,127        | 144,135.00        | 97,013        |
| 4090 LATE FEE                 | 0.00               | 0             | 264.00            | 0             |
| <b>4998 No Description</b>    |                    |               |                   |               |
| <b>4999 TOTAL INCOME</b>      | <b>0.00</b>        | <b>12,127</b> | <b>144,399.00</b> | <b>97,013</b> |
| <b>5000 EXPENSES</b>          |                    |               |                   |               |
| 5020 ELECTRIC                 | 40.03              | 50            | 420.79            | 400           |
| 5030 WATER                    | 0.00               | 1,292         | 18,236.31         | 10,333        |
| 5050 LEGAL                    | 0.00               | 25            | 175.50            | 200           |
| 5070 INSURANCE                | 0.00               | 783           | 7,778.78          | 6,287         |
| 5080 MANAGEMENT FEE           | 1,000.00           | 1,000         | 8,000.00          | 8,000         |
| 5130 OFFICE EXPENSE COPIES    | 26.88              | 63            | 136.08            | 500           |
| 5140 POSTAGE                  | 126.60             | 63            | 321.01            | 500           |
| 5142 WEB SITE                 | 0.00               | 50            | 466.00            | 400           |
| 5150 ACCOUNTING               | 1,500.00           | 125           | 1,500.00          | 1,000         |
| 5170 SPRINKLERS REPAIRS       | 1,800.00           | 833           | 17,790.00         | 6,667         |
| 5290 LANDSCAPING              | 8,211.11           | 6,243         | 69,977.77         | 49,945        |
| 5291 TREE REMOVAL & PLANTING  | 0.00               | 333           | 0.00              | 2,667         |
| 5370 GROUNDS MAINTENANCE      | 0.00               | 213           | 1,626.03          | 1,707         |
| 5480 RESERVE                  | 1,003.59           | 1,004         | 8,028.72          | 3,029         |
| 5500 MEETINGS                 | 50.00              | 50            | 375.00            | 400           |
| <b>6998 No Description</b>    |                    |               |                   |               |
| <b>6999 TOTAL EXPENSES</b>    | <b>13,758.21</b>   | <b>12,127</b> | <b>124,831.96</b> | <b>97,013</b> |
| <b>9999 NET INCOME</b>        | <b>(13,758.21)</b> | <b>0</b>      | <b>19,567.04</b>  | <b>0</b>      |

**CHECKING**

\$21,375.55

**RESERVE**

\$82,860.39 (INC. \$24.49 INT.)

**TOTAL**

\$104,235.94

# Comparative Profit and Loss

Kings Cove Neighborhood Assoc.  
Through October 31, 2022

| MTD Actual         | Budget        | Last Year          | Description                   | YTD Actual        | Budget        | Last Year         |
|--------------------|---------------|--------------------|-------------------------------|-------------------|---------------|-------------------|
|                    |               |                    | <b>4000 INCOME</b>            |                   |               |                   |
| 0.00               | 12,127        | 0.00               | 4020 CONDO / MAINTENANCE FEES | 144,135.00        | 97,013        | 116,075.00        |
| 0.00               | 0             | 0.00               | 4090 LATE FEE                 | 284.00            | 0             | 0.00              |
|                    |               |                    | <b>4998 No Description</b>    |                   |               |                   |
| <b>0.00</b>        | <b>12,127</b> | <b>0.00</b>        | <b>4988 TOTAL INCOME</b>      | <b>144,399.00</b> | <b>97,013</b> | <b>116,075.00</b> |
|                    |               |                    | <b>5000 EXPENSES</b>          |                   |               |                   |
| 40.03              | 50            | 61.83              | 5020 ELECTRIC                 | 420.79            | 400           | 375.30            |
| 0.00               | 1,292         | 0.00               | 5030 WATER                    | 18,236.31         | 10,333        | 13,450.39         |
| 0.00               | 25            | 0.00               | 5050 LEGAL                    | 175.50            | 200           | 180.00            |
| 0.00               | 783           | 0.00               | 5070 INSURANCE                | 7,778.75          | 6,267         | 7,498.50          |
| 1,000.00           | 1,000         | 1,000.00           | 5080 MANAGEMENT FEE           | 8,000.00          | 8,000         | 8,000.00          |
| 26.88              | 63            | 28.40              | 5130 OFFICE EXPENSE COPIES    | 136.08            | 500           | 128.00            |
| 128.60             | 63            | 178.85             | 5140 POSTAGE                  | 321.01            | 500           | 395.91            |
| 0.00               | 50            | 0.00               | 5142 WEB SITE                 | 486.00            | 400           | 441.00            |
| 1,500.00           | 125           | 1,500.00           | 5150 ACCOUNTING               | 1,500.00          | 1,000         | 1,500.00          |
| 0.00               | 0             | 0.00               | 5160 CAPITAL RESERVE STUDY    | 0.00              | 0             | 912.50            |
| 1,800.00           | 833           | 2,389.24           | 5170 SPRINKLERS REPAIRS       | 17,790.00         | 6,667         | 9,483.89          |
| 8,211.11           | 6,243         | 4,913.55           | 5290 LANDSCAPING              | 69,977.77         | 40,845        | 49,808.00         |
| 0.00               | 333           | 0.00               | 5291 TREE REMOVAL & PLANTING  | 0.00              | 2,867         | 0.00              |
| 0.00               | 213           | 0.00               | 5370 GROUNDS MAINTENANCE      | 1,626.03          | 1,707         | 542.94            |
| 1,003.59           | 1,004         | 0.00               | 5480 RESERVE                  | 8,029.72          | 8,029         | 0.00              |
| 50.00              | 50            | 50.00              | 5500 MEETINGS                 | 375.00            | 400           | 275.00            |
|                    |               |                    | <b>6998 No Description</b>    |                   |               |                   |
| <b>13,758.21</b>   | <b>12,127</b> | <b>10,119.87</b>   | <b>6999 TOTAL EXPENSES</b>    | <b>124,831.96</b> | <b>97,013</b> | <b>92,945.43</b>  |
| <b>(13,758.21)</b> | <b>0</b>      | <b>(10,119.87)</b> | <b>9999 NET INCOME</b>        | <b>19,567.04</b>  | <b>0</b>      | <b>23,129.57</b>  |

# Statement of Operations

Kings Cove Neighborhood Assoc.

Through October 31, 2022

Sq Ft: 0

Units: 232

| Account                       | MTD Actual         | MTD Budget    | YTD Actual        | YTD Budget    | Annual Budget  | Remaining Budget |
|-------------------------------|--------------------|---------------|-------------------|---------------|----------------|------------------|
| <b>4000 INCOME</b>            |                    |               |                   |               |                |                  |
| 4020 CONDO / MAINTENANCE FEES | 0.00               | 12,127        | 144,135.00        | 97,013        | 146,520        | 1,385            |
| 4090 LATE FEE                 | 0.00               | 0             | 264.00            | 0             | 0              | 0                |
| <b>4998 No Description</b>    |                    |               |                   |               |                |                  |
| <b>4999 TOTAL INCOME</b>      | <b>0.00</b>        | <b>12,127</b> | <b>144,399.00</b> | <b>97,013</b> | <b>146,520</b> | <b>1,121</b>     |
| <b>5000 EXPENSES</b>          |                    |               |                   |               |                |                  |
| 5020 ELECTRIC                 | 40.03              | 50            | 420.79            | 400           | 600            | 179              |
| 5030 WATER                    | 0.00               | 1,292         | 18,236.31         | 10,333        | 15,500         | (2,736)          |
| 5060 LEGAL                    | 0.00               | 26            | 175.50            | 200           | 300            | 125              |
| 5070 INSURANCE                | 0.00               | 783           | 7,778.75          | 6,267         | 9,400          | 1,621            |
| 5090 MANAGEMENT FEE           | 1,000.00           | 1,000         | 8,000.00          | 8,000         | 12,000         | 4,000            |
| 5130 OFFICE EXPENSE COPIES    | 26.88              | 63            | 136.08            | 500           | 750            | 614              |
| 5140 POSTAGE                  | 126.80             | 63            | 321.01            | 500           | 750            | 429              |
| 5142 WEB SITE                 | 0.00               | 50            | 466.00            | 400           | 600            | 134              |
| 5150 ACCOUNTING               | 1,500.00           | 125           | 1,500.00          | 1,000         | 1,500          | 0                |
| 5170 SPRINKLERS REPAIRS       | 1,800.00           | 933           | 17,790.00         | 6,667         | 10,000         | (7,790)          |
| 5290 LANDSCAPING              | 8,211.11           | 6,243         | 59,977.77         | 49,946        | 74,917         | 14,939           |
| 5291 TREE REMOVAL & PLANTING  | 0.00               | 333           | 0.00              | 2,867         | 4,000          | 4,000            |
| 5370 GROUNDS MAINTENANCE      | 0.00               | 213           | 1,628.03          | 1,707         | 2,560          | 934              |
| 5490 RESERVE                  | 1,003.59           | 1,004         | 8,026.72          | 8,029         | 12,043         | 4,014            |
| 5500 MEETINGS                 | 50.00              | 50            | 375.00            | 400           | 600            | 225              |
| <b>6998 No Description</b>    |                    |               |                   |               |                |                  |
| <b>6999 TOTAL EXPENSES</b>    | <b>13,758.21</b>   | <b>12,127</b> | <b>124,831.96</b> | <b>97,013</b> | <b>145,520</b> | <b>20,688</b>    |
| <b>9999 NET INCOME</b>        | <b>(13,758.21)</b> | <b>0</b>      | <b>19,567.04</b>  | <b>0</b>      | <b>0</b>       | <b>0</b>         |