

KINGS COVE NEIGHBORHOOD ASSOC.

JANUARY 2023

CHECKING	\$2,514.89
RESERVE	\$76,937.72

TOTAL

\$79,452.61

Profit and Loss Statement

Kings Cove Neighborhood Assoc.

Through January 31, 2023

Account	MTD Actual	Budget	YTD Actual	Budget
4000 INCOME				
4020 CONDO / MAINTENANCE FEES	0.00	12,127	144,135.00	133,393
4030 TRANSFER FROM RESERVE	0.00	0	8,000.00	0
4090 LATE FEE	0.00	0	264.00	0
4998 No Description				
4999 TOTAL INCOME	0.00	12,127	162,399.00	133,393
5000 EXPENSES				
5020 ELECTRIC	43.83	50	667.69	550
5030 WATER	0.00	1,292	20,098.31	14,208
5060 LEGAL	0.00	25	500.50	275
5070 INSURANCE	2,485.52	783	10,284.27	8,817
5080 MANAGEMENT FEE	0.00	1,000	10,000.00	11,000
5130 OFFICE EXPENSE COPIES	0.00	63	600.00	688
5140 POSTAGE	0.00	63	703.93	688
5142 WEB SITE	0.00	50	613.00	560
5160 ACCOUNTING	0.00	125	1,600.00	1,375
5170 SPRINKLERS REPAIRS	0.00	833	17,790.00	9,167
5290 LANDSCAPING	320.00	6,243	76,719.99	68,674
5291 TREE TRIMMING	0.00	333	0.00	3,667
5370 GROUNDS MAINTENANCE	0.00	213	1,626.03	2,347
5480 RESERVE	0.00	1,004	10,035.00	11,039
5600 MEETINGS	0.00	50	675.00	560
6998 No Description				
6999 TOTAL EXPENSES	2,849.35	12,127	161,692.62	133,393
9999 NET INCOME	(2,849.35)	0	706.38	0

Comparative Profit and Loss

Kings Cove Neighborhood Assoc.

Through January 31, 2023

MTD Actual	Budget	Last Year	Description	YTD Actual	Budget	Last Year
			4000 INCOME			
0.00	12,127	0.00	4020 CONDO / MAINTENANCE FEES	144,136.00	133,393	116,075.00
0.00	0	0.00	4030 TRANSFER FROM RESERVE	8,000.00	0	5,463.38
0.00	0	0.00	4090 LATE FEE	264.00	0	0.00
			4998 No Description			
0.00	12,127	0.00	4999 TOTAL INCOME	152,399.00	133,393	121,528.38
			5000 EXPENSES			
43.83	50	44.05	5020 ELECTRIC	567.69	550	503.34
0.00	1,292	0.00	5030 WATER	20,098.31	14,208	15,310.39
0.00	25	0.00	5050 LEGAL	500.50	275	180.00
2,485.52	783	0.00	5070 INSURANCE	10,264.27	8,617	7,438.50
0.00	1,000	1,000.00	5080 MANAGEMENT FEE	10,000.00	11,000	11,000.00
0.00	63	15.38	5130 OFFICE EXPENSE COPIES	600.00	688	638.24
0.00	63	4.06	5140 POSTAGE	703.98	688	702.99
0.00	50	0.00	5142 WEB SITE	613.00	550	588.00
0.00	125	0.00	5150 ACCOUNTING	1,500.00	1,375	1,500.00
0.00	0	737.50	5160 CAPITAL RESERVE STUDY	0.00	0	1,650.00
0.00	533	0.00	5170 SPRINKLERS REPAIRS	17,790.00	9,167	9,643.17
320.00	6,243	12,848.31	5290 LANDSCAPING	76,719.99	68,874	71,028.24
0.00	333	0.00	5291 TREE TRIMMING	0.00	3,667	0.00
0.00	213	0.00	5370 GROUNDS MAINTENANCE	1,626.03	2,347	542.94
0.00	1,004	0.00	5480 RESERVE	10,035.90	11,039	0.00
0.00	50	50.00	5500 MEETINGS	676.00	550	775.00
			6998 No Description			
2,849.35	12,127	14,699.28	6999 TOTAL EXPENSES	151,692.82	133,393	121,500.75
(2,849.35)	0	(14,699.28)	8999 NET INCOME	706.38	0	27.63

Statement of Operations

Kings Cove Neighborhood Assoc.

Through January 31, 2023

Sq Ft: 0

Units: 232

Account	MTD Actual	MTD Budget	YTD Actual	YTD Budget	Annual Budget	Remaining Budget
4000 INCOME						
4020 CONDO / MAINTENANCE FEES	0.00	12,127	144,135.00	133,393	145,520	1,386
4030 TRANSFER FROM RESERVE	0.00	0	8,000.00	0	0	0
4090 LATE FEE	0.00	0	264.00	0	0	0
4998 No Description						
4999 TOTAL INCOME	0.00	12,127	152,399.00	133,393	145,520	(6,879)
5000 EXPENSES						
5020 ELECTRIC	43.83	50	587.69	550	600	32
5030 WATER	0.00	1,292	20,098.31	14,208	15,500	(4,599)
5050 LEGAL	0.00	25	500.50	275	300	(201)
5070 INSURANCE	2,486.52	783	10,264.27	8,517	9,400	(864)
5080 MANAGEMENT FEE	0.00	1,000	10,000.00	11,000	12,000	2,000
5130 OFFICE EXPENSE COPIES	0.00	63	600.00	668	750	150
5140 POSTAGE	0.00	63	703.93	668	750	46
5142 WEB SITE	0.00	50	613.00	550	600	(13)
5150 ACCOUNTING	0.00	125	1,500.00	1,375	1,500	0
5170 SPRINKLERS REPAIRS	0.00	833	17,790.00	9,167	10,000	(7,790)
5290 LANDSCAPING	320.00	6,243	76,719.99	68,874	74,917	(1,803)
5291 TREE TRIMMING	0.00	333	0.00	3,667	4,000	4,000
5370 GROUNDS MAINTENANCE	0.00	213	1,626.03	2,347	2,660	934
5480 RESERVE	0.00	1,004	10,035.90	11,039	12,043	2,007
5500 MEETINGS	0.00	50	675.00	550	600	(75)
6998 No Description						
6999 TOTAL EXPENSES	2,849.35	12,127	151,692.62	133,393	145,520	(6,173)
9999 NET INCOME	(2,849.35)	0	706.38	0	0	0