

**KINGS COVE NEIGHBORHOOD ASSOC.**

**FEBRUARY 2024**

<b>OPERATING</b>	<b>\$1,674.26</b>
<b>RESERVE</b>	<b>\$76,627.18</b>

**TOTAL**

**\$78,301.44**

# Profit and Loss Statement

**Kings Cove Neighborhood Assoc.**

**Through February 29, 2024**

Account	MTD Actual	Budget	YTD Actual	Budget
<b>4000 INCOME</b>				
4020 CONDO / MAINTENANCE FEES	0.00	12,127	144,840.00	145,620
4030 TRANSFER FROM RESERVE	0.00	885	6,000.00	11,815
4090 LATE FEE	0.00	0	601.00	0
<b>4998 No Description</b>				
<b>4999 TOTAL INCOME</b>	<b>0.00</b>	<b>13,111</b>	<b>151,341.00</b>	<b>167,335</b>
<b>5000 EXPENSES</b>				
5020 ELECTRIC	1,135.49	50	1,753.16	600
5080 WATER	0.00	1,333	14,818.79	16,000
5050 LEGAL	0.00	25	0.00	300
5070 INSURANCE	0.00	876	11,065.40	10,507
5080 MANAGEMENT FEE	0.00	1,000	11,000.00	12,000
5130 OFFICE EXPENSE COPIES	0.48	60	872.31	725
5140 POSTAGE	2.04	66	1,010.12	670
5142 WEB SITE	207.00	52	1,112.00	625
5160 ACCOUNTING	125.00	135	1,825.00	1,625
5170 SPRINKLER - REPAIRS	0.00	1,818	6,726.58	21,816
5175 SPRINKLER - GENERAL	0.00	667	8,035.00	8,000
5290 LANDSCAPING	0.00	6,250	77,699.99	75,000
5291 TREE TRIMMING	0.00	308	3,412.00	3,700
5370 GROUNDS MAINTENANCE	0.00	83	2,799.06	1,000
5480 RESERVE	0.00	1,004	9,032.31	12,043
5490 BANK CHARGES	0.00	0	20.00	0
5500 MEETINGS	0.00	60	900.00	725
<b>6998 No Description</b>				
<b>6999 TOTAL EXPENSES</b>	<b>1,470.01</b>	<b>13,778</b>	<b>150,861.72</b>	<b>165,335</b>
<b>9999 NET INCOME</b>	<b>(1,470.01)</b>	<b>(667)</b>	<b>459.28</b>	<b>(8,000)</b>

# Comparative Profit and Loss

Kings Cove Neighborhood Assoc.  
Through February 29, 2024

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	144,840.00	145,520	144,135.00
0.00	985	11,000.00	4030 TRANSFER FROM RESERVE	6,000.00	11,815	19,000.00
0.00	0	0.00	4090 LATE FEE	601.00	0	264.00
			<b>4998 No Description</b>			
0.00	13,111	11,000.00	4999 TOTAL INCOME	151,341.00	157,335	163,399.00
			<b>5000 EXPENSES</b>			
1,135.49	50	43.63	5020 ELECTRIC	1,753.16	600	611.32
0.00	1,333	16.39	5030 WATER	14,818.79	16,000	20,112.70
0.00	25	0.00	5060 LEGAL	0.00	300	500.50
0.00	876	0.00	5070 INSURANCE	11,085.40	10,507	10,264.27
0.00	1,000	2,000.00	5080 MANAGEMENT FEE	11,000.00	12,000	12,000.00
0.48	60	14.04	5130 OFFICE EXPENSE COPIES	872.31	725	614.04
2.04	58	(44.33)	5140 POSTAGE	1,010.12	670	659.60
207.00	62	0.00	6142 WEB SITE	1,112.00	625	613.00
125.00	135	0.00	6160 ACCOUNTING	1,625.00	1,625	1,500.00
0.00	1,818	4,986.00	5170 SPRINKLER - REPAIRS	5,726.58	21,815	22,776.00
0.00	667	0.00	5175 SPRINKLER - GENERAL	8,035.00	8,000	0.00
0.00	6,250	7,891.11	5290 LANDSCAPING	77,699.99	75,000	76,399.99
0.00	308	3,412.00	5291 TREE TRIMMING	3,412.00	3,700	3,412.00
0.00	83	0.00	5370 GROUNDS MAINTENANCE	2,799.06	1,000	1,826.03
0.00	1,004	2,007.18	5480 RESERVE	9,032.31	12,043	12,043.08
0.00	0	35.00	5490 BANK CHARGES	20.00	0	35.00
0.00	60	150.00	5500 MEETINGS	900.00	725	825.00
			<b>6998 No Description</b>			
1,470.01	13,778	20,511.02	6999 TOTAL EXPENSES	150,881.72	165,335	163,992.53
(1,470.01)	(667)	(9,511.02)	9999 NET INCOME	459.28	(8,000)	(593.53)

# Statement of Operations

Kings Cove Neighborhood Assoc.

Through February 29, 2024

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	144,840.00	145,520	145,520	680
4030 TRANSFER FROM RESERVE	0.00	965	6,000.00	11,815	11,815	5,815
4080 LATE FEE	0.00	0	501.00	0	0	0
<b>4998 No Description</b>						
<b>4999 TOTAL INCOME</b>	<b>0.00</b>	<b>13,111</b>	<b>151,341.00</b>	<b>157,335</b>	<b>157,335</b>	<b>5,994</b>
<b>6000 EXPENSES</b>						
6020 ELECTRIC	1,135.49	50	1,753.16	600	600	(1,153)
6030 WATER	0.00	1,333	14,818.78	16,000	16,000	1,181
6050 LEGAL	0.00	25	0.00	300	300	300
6070 INSURANCE	0.00	876	11,065.40	10,507	10,507	(558)
6080 MANAGEMENT FEE	0.00	1,000	11,000.00	12,000	12,000	1,000
6130 OFFICE EXPENSE COPIES	0.48	60	872.31	725	725	(147)
6140 POSTAGE	2.04	56	1,010.12	670	670	(340)
6142 WEB SITE	207.00	62	1,112.00	625	625	(487)
6150 ACCOUNTING	125.00	135	1,625.00	1,625	1,625	0
6170 SPRINKLER - REPAIRS	0.00	1,818	6,726.58	21,815	21,815	16,088
6175 SPRINKLER - GENERAL	0.00	667	8,036.00	8,000	8,000	(36)
6290 LANDSCAPING	0.00	8,250	77,699.99	75,000	76,000	(2,700)
6291 TREE TRIMMING	0.00	308	3,412.00	3,700	3,700	288
6370 GROUNDS MAINTENANCE	0.00	83	2,798.06	1,000	1,000	(1,798)
6480 RESERVE	0.00	1,004	9,032.31	12,043	12,043	3,011
6490 BANK CHARGES	0.00	0	20.00	0	0	0
6500 MEETINGS	0.00	60	600.00	725	725	(175)
<b>6998 No Description</b>						
<b>6999 TOTAL EXPENSES</b>	<b>1,470.01</b>	<b>13,778</b>	<b>150,881.72</b>	<b>165,335</b>	<b>165,335</b>	<b>14,453</b>
<b>9999 NET INCOME</b>	<b>(1,470.01)</b>	<b>(667)</b>	<b>459.28</b>	<b>(8,000)</b>	<b>(8,000)</b>	<b>(8,459)</b>