KINGS COVE NEIGHBORHOOD ASSOC.

JUNE 2025

OPERATING	$63,026.53
RESERVE	$86,478.92

TOTAL

$149,505.45

Profit and Loss Statement

Kings Cove Neighborhood Assoc.

Through June 30, 2025

Account	MTD Actual	Budget	YTD Actual	Budget
4000 INCOME				
4020 CONDO / MAINTENANCE FEES	700.00	12,483	146,400.00	49,933
4030 TRANSFER FROM RESERVE	0.00	684	0.00	2,737
4090 LATE FEE	70.00	0	425.00	0
4998 No Description				
4999 TOTAL INCOME	**770.00**	**13,168**	**146,825.00**	**52,670**
5000 EXPENSES				
5020 ELECTRIC	43.91	58	166.88	233
5030 WATER	17,052.63	1,500	17,052.63	6,000
5050 LEGAL	271.50	25	271.50	100
5054 WATER & ELEC. REIMB.	0.00	58	21.12	233
5070 INSURANCE	1,751.45	1,042	8,259.80	4,167
5080 MANAGEMENT FEE	1,000.00	1,000	4,000.00	4,000
5130 OFFICE EXPENSE COPIES	7.95	67	172.35	267
5140 POSTAGE	25.85	87	301.10	348
5142 WEB SITE	242.00	75	242.00	300
5150 ACCOUNTING	0.00	144	0.00	575
5170 SPRINKLER - REPAIRS	296.01	500	1,469.11	2,000
5175 SPRINKLER - GENERAL	0.00	667	2,000.00	2,667
5290 LANDSCAPING	25,077.78	6,417	50,544.45	25,667
5291 TREE TRIMMING	0.00	292	0.00	1,167
5370 GROUNDS MAINTENANCE	2,079.18	167	2,079.18	667
5480 RESERVE	1,003.59	1,004	2,007.18	4,014
5490 BANK CHARGES	0.00	0	(35.00)	0
5500 MEETINGS	50.00	67	225.00	267
6998 No Description				
6999 TOTAL EXPENSES	**48,903.85**	**13,168**	**88,759.30**	**52,670**
9999 NET INCOME	**(48,133.85)**	**()**	**60,065.70**	**()**

Comparative Profit and Loss

Kings Cove Neighborhood Assoc.

Through June 30, 2025

MTD Actual	Budget	Last Year		Description	YTD Actual	Budget	Last Year
			4000	**INCOME**			
700.00	12,483	200.00	4020	CONDO / MAINTENANCE FEES	148,400.00	49,933	144,660.00
0.00	684	0.00	4030	TRANSFER FROM RESERVE	0.00	2,737	0.00
70.00	0	0.00	4090	LATE FEE	425.00	0	632.00
			4998	**No Description**			
770.00	**13,168**	**200.00**	**4999**	**TOTAL INCOME**	**148,825.00**	**52,670**	**145,292.00**
			5000	**EXPENSES**			
43.91	58	85.77	5020	ELECTRIC	156.86	233	236.25
17,052.63	1,500	21,127.59	5030	WATER	17,052.63	6,000	21,127.59
271.50	25	844.50	5050	LEGAL	271.50	100	1,670.50
0.00	58	0.00	5054	WATER & ELEC. REIMB.	21.12	233	0.00
1,751.45	1,042	1,546.85	5070	INSURANCE	8,259.80	4,167	7,391.40
1,000.00	1,000	1,000.00	5080	MANAGEMENT FEE	4,000.00	4,000	4,000.00
7.95	67	3.24	5130	OFFICE EXPENSE COPIES	172.35	267	578.78
25.85	87	14.13	5140	POSTAGE	301.10	348	374.97
242.00	75	232.00	5142	WEB SITE	242.00	300	232.00
0.00	144	0.00	5150	ACCOUNTING	0.00	575	0.00
298.01	500	1,178.22	5170	SPRINKLER - REPAIRS	1,459.11	2,000	2,402.68
0.00	667	0.00	5175	SPRINKLER - GENERAL	2,000.00	2,667	2,000.00
25,077.78	6,417	10,820.00	5290	LANDSCAPING	60,544.45	25,667	26,144.38
0.00	292	0.00	5291	TREE TRIMMING	0.00	1,167	0.00
2,079.18	167	0.00	5370	GROUNDS MAINTENANCE	2,079.18	667	0.00
1,003.59	1,004	1,003.59	5480	RESERVE	2,007.18	4,014	4,014.36
0.00	0	0.00	5490	BANK CHARGES	(35.00)	0	10.00
50.00	67	50.00	5500	MEETINGS	225.00	267	200.00
			6998	**No Description**			
48,903.85	**13,168**	**37,905.89**	**6999**	**TOTAL EXPENSES**	**88,759.30**	**52,670**	**70,381.91**
(48,133.85)	**()**	**(37,705.89)**	**9999**	**NET INCOME**	**60,065.70**	**()**	**74,910.09**

Statement of Operations

Kings Cove Neighborhood Assoc.

Through June 30, 2025

Sq Ft: 0
Units: 232

Account	MTD Actual	MTD Budget	YTD Actual	YTD Budget	Annual Budget	Remaining Budget
4000 INCOME						
4020 CONDO / MAINTENANCE FEES	700.00	12,483	148,400.00	49,933	149,800	1,400
4030 TRANSFER FROM RESERVE	0.00	684	0.00	2,737	8,211	8,211
4090 LATE FEE	70.00	0	425.00	0	0	0
4998 No Description						
4999 TOTAL INCOME	**770.00**	**13,168**	**148,825.00**	**52,670**	**158,011**	**9,186**
5000 EXPENSES						
5020 ELECTRIC	43.91	58	158.88	233	700	541
5030 WATER	17,052.63	1,500	17,052.63	6,000	18,000	947
5050 LEGAL	271.50	25	271.50	100	300	29
5054 WATER & ELEC. REIMB.	0.00	58	21.12	233	700	679
5070 INSURANCE	1,761.45	1,042	8,259.80	4,167	12,500	4,240
5080 MANAGEMENT FEE	1,000.00	1,000	4,000.00	4,000	12,000	8,000
5130 OFFICE EXPENSE COPIES	7.95	67	172.35	267	800	628
5140 POSTAGE	25.85	87	301.10	348	1,043	742
5142 WEB SITE	242.00	75	242.00	300	900	658
5150 ACCOUNTING	0.00	144	0.00	575	1,725	1,725
5170 SPRINKLER - REPAIRS	298.01	500	1,459.11	2,000	6,000	4,541
5175 SPRINKLER - GENERAL	0.00	667	2,000.00	2,667	8,000	6,000
5290 LANDSCAPING	25,077.78	6,417	50,544.45	25,667	77,000	26,456
5291 TREE TRIMMING	0.00	292	0.00	1,167	3,500	3,500
5370 GROUNDS MAINTENANCE	2,079.18	167	2,079.18	667	2,000	(79)
5480 RESERVE	1,003.59	1,004	2,007.18	4,014	12,043	10,036
5490 BANK CHARGES	0.00	0	(35.00)	0	0	0
5500 MEETINGS	50.00	67	225.00	267	800	575
6998 No Description						
6999 TOTAL EXPENSES	**48,903.85**	**13,168**	**88,759.30**	**52,670**	**158,011**	**69,252**
9999 NET INCOME	**(48,133.85)**	**()**	**60,065.70**	**()**	**0**	**0**