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04/03/22
Cash Basis

Rio Buena Vista Homeowners Association Inc.
Profit & Loss Budget vs. Actual
January through June 2021

	Jan - Jun 21	Budget	\$ Over Budget
Ordinary Income/Expense			
Income			
Association Dues	85,505.00	86,250.00	-745.00
Interest Income	17.22	34.98	-17.76
Late Fee Income	100.00		
Pool Entry Card Income	100.00		
Total Income	85,722.22	86,284.98	-562.76
Gross Profit	85,722.22	86,284.98	-562.76
Expense			
Adminstration Expenses			
Administrative & Office Expense	84.62	75.00	9.62
Bank Fees	2.50		
Copy Fees	533.69	300.00	233.69
Insurance Expense	0.00	3,500.02	-3,500.02
Postage and Delivery	218.75	200.02	18.73
Professional Fees			
Accounting - Year End Oversight	0.00	600.00	-600.00
Legal - Attorney Fees	15,249.78	24,999.98	-9,750.20
Management Fees - Contract	8,550.00	8,550.00	0.00
Reserve Advisors	0.00	200.02	-200.02
Total Professional Fees	23,799.78	34,350.00	-10,550.22
Website Fees	0.00	99.98	-99.98
Total Adminstration Expenses	24,639.34	38,525.02	-13,885.68
Interest - Line of Credit	9.00		
Operating Expenses			
Cleaning & Janitorial	2,425.87	2,499.98	-74.11
Landscaping			
Landscaping - Weekly Contract	4,200.00	4,200.00	0.00
Landscaping Repairs - Extra	385.00	1,250.02	-865.02
River Bank Weed Control	558.00	999.98	-441.98
Total Landscaping	5,143.00	6,450.00	-1,307.00
Pool Expenses			
Pool & Spa Maint. - Contract	2,750.00	2,600.02	149.98
Pool Gate Repairs	0.00	249.98	-249.98
Pool Repairs & Maint. - Extra	3,110.86	2,499.98	610.88
Spa Repairs & Maint. - Extra	3,976.01	1,500.00	2,476.01
Total Pool Expenses	9,836.87	6,849.98	2,986.89

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	<u>Jan - Jun 21</u>	<u>Budget</u>	<u>\$ Over Budget</u>
Property Repairs & Maintenance			
Sewer & Water Main Repairs	0.00	2,499.98	-2,499.98
Property Repairs & Maintenance - Other	867.90	500.02	367.88
Total Property Repairs & Maintenance	<u>867.90</u>	<u>3,000.00</u>	<u>-2,132.10</u>
Security Services	<u>606.00</u>	<u>1,500.00</u>	<u>-894.00</u>
Total Operating Expenses	<u>18,879.64</u>	<u>20,299.96</u>	<u>-1,420.32</u>
Taxes	35.00	2,250.00	-2,215.00
Utilities Expense			
Electric & Gas	3,435.00	3,750.00	-315.00
Internet for Pool Gate	179.70	180.00	-0.30
Sewer			
Sewer - Monthly Fees	270.06	300.00	-29.94
Sewer System - Maint. Contract	2,475.00	2,475.00	0.00
Total Sewer	<u>2,745.06</u>	<u>2,775.00</u>	<u>-29.94</u>
Trash & Disposal	168.89	180.00	-11.11
Water	<u>2,157.76</u>	<u>1,749.98</u>	<u>407.78</u>
Total Utilities Expense	<u>8,686.41</u>	<u>8,634.98</u>	<u>51.43</u>
Total Expense	<u>52,249.39</u>	<u>69,709.96</u>	<u>-17,460.57</u>
Net Ordinary Income	<u>33,472.83</u>	<u>16,575.02</u>	<u>16,897.81</u>
Net Income	<u><u>33,472.83</u></u>	<u><u>16,575.02</u></u>	<u><u>16,897.81</u></u>