

Graystone Management Profit & Loss Budget Performance June 2024

	Jun 24	Budget	\$ Over Budget	Jan - Jun 24	YTD Budget	\$ Over Budget	Annual Budget
Ordinary Income/Expense							
Income							
4000 · Maintenance Fee Income	33,049.24	47,869.00	-14,819.76	286,311.94	287,214.00	-902.06	574,428.00
4020 · Carport Fee Income	1,783.79	2,980.00	-1,196.21	15,023.79	17,880.00	-2,856.21	35,760.00
4040 · Locker Fee Income	969.00	1,250.00	-281.00	9,557.00	7,500.00	2,057.00	15,000.00
4060 · Interest Income	784.78			4,594.83			
4070 · Reinvestment Fees	400.00			1,200.00			
4080 · Late Fees	255.00			1,575.00			
4085 · Pool Key Fees	100.00			100.00			
Total Income	37,341.81	52,099.00	-14,757.19	318,362.56	312,594.00	5,768.56	625,188.00
Expense							
6100 · Bank Fees	0.40			-18.00			
6110 · Earthwork Contract - Management	3,084.00	3,283.33	-199.33	18,504.00	19,699.98	-1,195.98	39,400.00
6120 · Earthwork Contract -Maintenance	14,324.00	14,125.00	199.00	85,944.00	84,750.00	1,194.00	169,500.00
6130 · Community Parties	0.00	150.00	-150.00	0.00	900.00	-900.00	1,800.00
6140 · Office Supplies & Equipment	78.12	100.00	-21.88	944.31	600.00	344.31	1,200.00
6150 · Legal Fees	0.00	333.33	-333.33	0.00	1,999.98	-1,999.98	4,000.00
6160 · Telephone	167.64	150.00	17.64	849.00	900.00	-51.00	1,800.00
6180 · Fire & Liability Insurance	7,262.16	7,266.67	-4.51	43,572.96	43,600.02	-27.06	87,200.00
6230 · Building & Carport Repair	1,195.21	1,666.67	-471.46	8,701.32	10,000.02	-1,298.70	20,000.00
6260 · Fertilizer & Pest Control	1,062.19	333.33	728.86	1,904.78	1,999.98	-95.20	4,000.00
6280 · Flowers, Trees & Shrubs	3,661.00	1,250.00	2,411.00	8,632.27	7,500.00	1,132.27	15,000.00
6320 · Garbage Removal	2,017.43	1,583.33	434.10	10,138.48	9,499.98	638.50	19,000.00
6370 · Maintenance Supplies	130.30	416.67	-286.37	2,480.40	2,500.02	-19.62	5,000.00
6390 · Questar Gas/Dominion Energy	20.76	333.33	-312.57	124.56	1,999.98	-1,875.42	4,000.00
6440 · Plumbing Services	391.69	833.33	-441.64	391.69	4,999.98	-4,608.29	10,000.00
6460 · Electricity	784.77	1,154.17	-369.40	7,315.97	6,925.02	390.95	13,850.00
6500 · Sprinkler Repairs	538.09	166.67	371.42	802.57	1,000.02	-197.45	2,000.00
6510 · Pool Operation & Supplies	1,334.85	333.33	1,001.52	2,439.85	1,999.98	439.87	4,000.00
6520 · Tractor Maintenance	300.00	208.33	91.67	1,800.00	1,249.98	550.02	2,500.00
6560 · Water & Sewer Expense	8,511.31	7,583.33	927.98	47,015.05	45,499.98	1,515.07	91,000.00
6570 · Major Improvements\Reserve	36,709.80	6,036.50	30,673.30	51,575.85	36,219.00	15,356.85	72,438.00
Total Expense	81,573.72	47,307.32	34,266.40	293,119.06	283,843.92	9,275.14	567,688.00
Net Ordinary Income	-44,231.91	4,791.68	-49,023.59	25,243.50	28,750.08	-3,506.58	57,500.00
Other Income/Expense							
Other Expense							
4100 · General Reserve Fund	0.00	4,791.67	-4,791.67	0.00	28,750.02	-28,750.02	57,500.00
Total Other Expense	0.00	4,791.67	-4,791.67	0.00	28,750.02	-28,750.02	57,500.00
Net Other Income	0.00	-4,791.67	4,791.67	0.00	-28,750.02	28,750.02	-57,500.00
Net Income	-44,231.91	0.01	-44,231.92	25,243.50	0.06	25,243.44	0.00