

## Graystone Management Profit & Loss Budget Performance September 2024

	Sep 24	Budget	\$ Over Budget	Jan - Sep 24	YTD Budget	\$ Over Budget	Annual Budget
<b>Ordinary Income/Expense</b>							
<b>Income</b>							
4000 · Maintenance Fee Income	47,115.89	47,869.00	-753.11	450,020.84	430,821.00	19,199.84	574,428.00
4020 · Carport Fee Income	2,500.00	2,980.00	-480.00	21,735.00	26,820.00	-5,085.00	35,760.00
4040 · Locker Fee Income	1,781.00	1,250.00	531.00	13,937.00	11,250.00	2,687.00	15,000.00
4060 · Interest Income	0.84			4,598.13			
4070 · Reinvestment Fees	800.00			2,000.00			
4080 · Late Fees	300.00			2,455.00			
4085 · Pool Key Fees	0.00			300.00			
<b>Total Income</b>	<b>52,497.73</b>	<b>52,099.00</b>	<b>398.73</b>	<b>495,045.97</b>	<b>468,891.00</b>	<b>26,154.97</b>	<b>625,188.00</b>
<b>Expense</b>							
6100 · Bank Fees	0.80			-13.60			
6110 · Earthwork Contract - Management	3,084.00	3,283.33	-199.33	27,756.00	29,549.97	-1,793.97	39,400.00
6120 · Earthwork Contract -Maintenance	14,324.00	14,125.00	199.00	128,916.00	127,125.00	1,791.00	169,500.00
6130 · Community Parties	0.00	150.00	-150.00	0.00	1,350.00	-1,350.00	1,800.00
6140 · Office Supplies & Equipment	0.00	100.00	-100.00	1,091.26	900.00	191.26	1,200.00
6150 · Legal Fees	0.00	333.33	-333.33	248.28	2,999.97	-2,751.69	4,000.00
6160 · Telephone	170.74	150.00	20.74	1,361.22	1,350.00	11.22	1,800.00
6180 · Fire & Liability Insurance	7,782.33	7,266.67	515.66	69,066.95	65,400.03	3,666.92	87,200.00
6230 · Building & Carport Repair	180.00	1,666.67	-1,486.67	13,646.09	15,000.03	-1,353.94	20,000.00
6260 · Fertilizer & Pest Control	0.00	333.33	-333.33	3,629.73	2,999.97	629.76	4,000.00
6280 · Flowers, Trees & Shrubs	0.00	1,250.00	-1,250.00	9,014.78	11,250.00	-2,235.22	15,000.00
6320 · Garbage Removal	1,673.25	1,583.33	89.92	15,193.62	14,249.97	943.65	19,000.00
6370 · Maintenance Supplies	571.07	416.67	154.40	4,434.79	3,750.03	684.76	5,000.00
6390 · Questar Gas/Dominion Energy	179.35	333.33	-153.98	1,942.43	2,999.97	-1,057.54	4,000.00
6440 · Plumbing Services	0.00	833.33	-833.33	1,417.50	7,499.97	-6,082.47	10,000.00
6460 · Electricity	0.00	1,154.17	-1,154.17	8,806.15	10,387.53	-1,581.38	13,850.00
6500 · Sprinkler Repairs	0.00	166.67	-166.67	1,052.57	1,500.03	-447.46	2,000.00
6510 · Pool Operation & Supplies	0.00	333.33	-333.33	4,395.09	2,999.97	1,395.12	4,000.00
6520 · Tractor Maintenance	300.00	208.33	91.67	2,700.00	1,874.97	825.03	2,500.00
6560 · Water & Sewer Expense	17,651.28	7,583.33	10,067.95	89,979.62	68,249.97	21,729.65	91,000.00
6570 · Major Improvements\Reserve	0.00	6,036.50	-6,036.50	58,575.85	54,328.50	4,247.35	72,438.00
<b>Total Expense</b>	<b>45,916.82</b>	<b>47,307.32</b>	<b>-1,390.50</b>	<b>443,214.33</b>	<b>425,765.88</b>	<b>17,448.45</b>	<b>567,688.00</b>
<b>Net Ordinary Income</b>	<b>6,580.91</b>	<b>4,791.68</b>	<b>1,789.23</b>	<b>51,831.64</b>	<b>43,125.12</b>	<b>8,706.52</b>	<b>57,500.00</b>
<b>Other Income/Expense</b>							
<b>Other Expense</b>							
4100 · General Reserve Fund	0.00	4,791.67	-4,791.67	0.00	43,125.03	-43,125.03	57,500.00
<b>Total Other Expense</b>	<b>0.00</b>	<b>4,791.67</b>	<b>-4,791.67</b>	<b>0.00</b>	<b>43,125.03</b>	<b>-43,125.03</b>	<b>57,500.00</b>
<b>Net Other Income</b>	<b>0.00</b>	<b>-4,791.67</b>	<b>4,791.67</b>	<b>0.00</b>	<b>-43,125.03</b>	<b>43,125.03</b>	<b>-57,500.00</b>
<b>Net Income</b>	<b>6,580.91</b>	<b>0.01</b>	<b>6,580.90</b>	<b>51,831.64</b>	<b>0.09</b>	<b>51,831.55</b>	<b>0.00</b>