

# Bristlecone Condominium Owners' Association

## Budget vs. Actuals: 2024 Budget - FY24 P&L

January - December 2024

|                                           | TOTAL               |                     |                    |
|-------------------------------------------|---------------------|---------------------|--------------------|
|                                           | ACTUAL              | BUDGET              | OVER BUDGET        |
| Income                                    |                     |                     |                    |
| Dues - Operating                          | 202,254.95          | 202,255.00          | -0.05              |
| Interest - Operating                      | 61.71               |                     | 61.71              |
| Late Fee                                  | 28.86               |                     | 28.86              |
| Transfer to Reserve                       | 24,978.76           |                     | 24,978.76          |
| <b>Total Income</b>                       | <b>\$227,324.28</b> | <b>\$202,255.00</b> | <b>\$25,069.28</b> |
| GROSS PROFIT                              | <b>\$227,324.28</b> | <b>\$202,255.00</b> | <b>\$25,069.28</b> |
| Expenses                                  |                     |                     |                    |
| Administration                            |                     |                     |                    |
| Accounting/Tax Prep                       | 225.00              | 225.00              | 0.00               |
| General Administrative                    | 286.77              | 500.00              | -213.23            |
| Insurance                                 | 15,874.88           | 16,624.00           | -749.12            |
| Legal                                     | 770.00              | 500.00              | 270.00             |
| Management Fee                            | 38,540.70           | 38,316.00           | 224.70             |
| QuickBooks Payments Fees                  | 316.65              | 350.00              | -33.35             |
| Shuttle Service                           | 4,800.00            | 4,700.00            | 100.00             |
| Website                                   | 235.52              | 350.00              | -114.48            |
| <b>Total Administration</b>               | <b>61,049.52</b>    | <b>61,565.00</b>    | <b>-515.48</b>     |
| Buildings                                 |                     |                     |                    |
| Building Maintenance & Repair             | 13,696.20           | 15,000.00           | -1,303.80          |
| Common Area Clean                         | 3,400.00            | 4,000.00            | -600.00            |
| Fire Sprinkler/Security                   | 19,335.20           | 7,000.00            | 12,335.20          |
| Miscellaneous/Supplies                    | 164.24              |                     | 164.24             |
| Window Cleaning                           | 1,000.00            | 2,840.00            | -1,840.00          |
| <b>Total Buildings</b>                    | <b>37,595.64</b>    | <b>28,840.00</b>    | <b>8,755.64</b>    |
| Grounds                                   |                     |                     |                    |
| Asphalt Maintenance                       | 1,295.00            | 1,500.00            | -205.00            |
| Common Area Lighting Maintenance & Repair | 2,003.80            | 500.00              | 1,503.80           |
| Grounds Maintenance & Repair              | 290.93              | 2,500.00            | -2,209.07          |
| Landscape                                 | 21,515.52           | 12,000.00           | 9,515.52           |
| Seasonal Lights                           | 6,108.90            | 500.00              | 5,608.90           |
| Snow Removal                              | 15,180.20           | 20,000.00           | -4,819.80          |
| <b>Total Grounds</b>                      | <b>46,394.35</b>    | <b>37,000.00</b>    | <b>9,394.35</b>    |
| Utilities                                 |                     |                     |                    |
| Electric                                  | 13,783.26           | 8,000.00            | 5,783.26           |
| Internet                                  | 12,797.89           | 13,250.00           | -452.11            |
| Sewer                                     | 10,479.84           | 10,000.00           | 479.84             |
| Trash Removal                             | 1,962.04            | 1,600.00            | 362.04             |
| Water                                     | 43,261.74           | 42,000.00           | 1,261.74           |
| <b>Total Utilities</b>                    | <b>82,284.77</b>    | <b>74,850.00</b>    | <b>7,434.77</b>    |
| <b>Total Expenses</b>                     | <b>\$227,324.28</b> | <b>\$202,255.00</b> | <b>\$25,069.28</b> |
| NET OPERATING INCOME                      | <b>\$0.00</b>       | <b>\$0.00</b>       | <b>\$0.00</b>      |

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|                              | ACTUAL               | TOTAL               |                       |
|------------------------------|----------------------|---------------------|-----------------------|
|                              |                      | BUDGET              | OVER BUDGET           |
| Other Income                 |                      |                     |                       |
| Dues - Reserve               | 28,625.05            | 28,625.04           | 0.01                  |
| Interest - Reserve           | 255.58               |                     | 255.58                |
| Reserve Contribution         | -24,978.76           | 0.00                | -24,978.76            |
| Special Assessment - Reserve | 150,000.00           | 150,000.00          | 0.00                  |
| <b>Total Other Income</b>    | <b>\$153,901.87</b>  | <b>\$178,625.04</b> | <b>\$ -24,723.17</b>  |
| Other Expenses               |                      |                     |                       |
| Asphalt - Reserve            |                      | 30,000.00           | -30,000.00            |
| Capital Project Management   | 9,598.50             | 7,245.00            | 2,353.50              |
| Community Signage            | 1,225.00             | 500.00              | 725.00                |
| Decks - Reserve              |                      | 2,500.00            | -2,500.00             |
| Dumpster Enclosure Area      | 73,166.64            | 50,000.00           | 23,166.64             |
| Exterior Painting - Reserve  | 8,240.00             | 15,000.00           | -6,760.00             |
| Gutters/Downspouts - Reserve |                      | 1,500.00            | -1,500.00             |
| Heat Tape - Reserve          | 87,172.75            |                     | 87,172.75             |
| Railings - Reserve           |                      | 1,500.00            | -1,500.00             |
| Reserve - Other              | 5,650.00             |                     | 5,650.00              |
| Reserve Study                | 2,450.00             | 1,500.00            | 950.00                |
| Siding/Trim/Fascia - Reserve |                      | 1,500.00            | -1,500.00             |
| Stone                        | 1,490.42             | 1,000.00            | 490.42                |
| <b>Total Other Expenses</b>  | <b>\$188,993.31</b>  | <b>\$112,245.00</b> | <b>\$76,748.31</b>    |
| <b>NET OTHER INCOME</b>      | <b>\$ -35,091.44</b> | <b>\$66,380.04</b>  | <b>\$ -101,471.48</b> |
| <b>NET INCOME</b>            | <b>\$ -35,091.44</b> | <b>\$66,380.04</b>  | <b>\$ -101,471.48</b> |