

Red Canyon Townhomes Owners Association, Inc.
Profit & Loss Budget Overview
 January through December 2022

Current dues:	TOTAL	Actual	TOTAL	
\$825 without a garage	Budget	thru	Budget	
\$882 with a garage	2022	August '22	2023	
	<hr/>			
Ordinary Income/Expense				Total incomes dues =
Income				\$253,536
Fines/Interest	0.00	200.00	0.00	
Garage Operating	864.00	576.00	864.00	
Interest Income, Operating	425.00	0.00	300.00	
Operating Assessment	153,442.00	102,294.96	185,311.00	
Pet Fee	2,000.00	1,000.00	900.00	
Total Income	<hr/>	<hr/>	<hr/>	
	156,731.00	104,070.96	187,375.00	
Gross Profit	<hr/>	<hr/>	<hr/>	
	156,731.00	104,070.96	187,375.00	
Expense				
401 Accounting & Payment Fees	3,900.00	2,546.96	4,200.00	
405 Tax Preparation	467.45	442.38	475.00	
410 Insurance	27,000.00	17,683.36	34,500.00	
420 Spring/Fall cleanup	9,000.00	4,100.00	9,000.00	
421 Lawn Care/Mowing	10,500.00	7,332.00	11,000.00	
422 Landscape maint - weeding	7,000.00	9,228.30	9,000.00	
423 Tree Spraying	3,000.00	3,825.00	4,000.00	
424 Pet Clean Up	2,325.00	979.91	1,900.00	
426 Pest Control	2,010.00	1,755.96	2,500.00	
430 Irrigation System	8,500.00	6,908.64	9,000.00	
440 Legal Fees	0.00	0.00	500.00	
441 Collections	50.00	45.00	100.00	
450 Maintenance - General	19,250.00	12,892.24	22,000.00	
452 Playground	288.00	783.00	1,000.00	
459 Project Mgmt Fees	3,900.00	1,303.25	2,500.00	
460 Management Fees	20,400.00	13,600.00	22,800.00	
461 Office Supplies	1,000.00	692.91	1,100.00	
472 Snow Removal	4,500.00	3,000.00	5,000.00	
473 Snow Removal - Shoveling	7,000.00	4,709.00	7,000.00	
474 Snow Removal Loader	0.00	1,985.00	2,500.00	
475 Roof/icicles/chipping	3,500.00	2,500.00	10,000.00	
480 Trash Removal	15,600.00	23,742.93	20,000.00	
481 Trash Controllable	4,800.00	3,192.00	4,800.00	
485 Electric	2,084.00	1,226.11	2,000.00	
Miscellaneous	656.55	0.00	500.00	
Total Expense	<hr/>	<hr/>	<hr/>	
	156,731.00	124,473.95	187,375.00	
Net Ordinary Income	<hr/>	<hr/>	<hr/>	
	0.00	-20,402.99	0.00	
Other Income/Expense				
Other Income				
Capital Reserve Income	97,358.00	64,905.04	65,489.00	
Garage Reserve Income	1,872.00	1,248.00	1,872.00	
Interest Income, Capital	6,033.00	48.96		
Total Other Income	<hr/>	<hr/>	<hr/>	
	105,263.00	66,202.00	67,361.00	
Other Expense				

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Capital Reserves - Projects			
Cap - Concrete/ent work	5,000.00	0.00	
Cap - Decks	35,000.00	23,601.45	
Cap - Dryer Vent Cleaning	0.00	0.00	
Cap - Fence/Rails	20,000.00	0.00	
Cap - Ice Removal	0.00	16,057.25	
Cap - Large Pruning	0.00	7,725.00	
Cap - Parking Lot	0.00	0.00	
Cap - Playground	5,000.00	0.00	
Cap - Roofs	0.00	840.00	
Cap - Siding replace	5,000.00	0.00	
Cap - Sod, Flower Beds, Landsca	0.00	2,025.93	
Cap - Tree Planting/Removal	5,000.00	733.33	
Cap - Window Replace	0.00	11,605.82	
Total Capital Reserves - Projects	75,000.00	62,588.78	0.00
Total Other Expense	75,000.00	62,588.78	0.00
Net Other Income	30,263.00	3,613.22	67,361.00
Net Income	30,263.00	-16,789.77	67,361.00