Villamont at Dillon Condominiums
Profit & Loss Budget Performance
January 2020

	Jan 20	Budget	Feb '19 - J...	YTD Budget	Annual Bu...
Income					
Operating Income					
40000 · Operating Dues	22,192.67	22,192.67	266,333.98	266,312.04	266,312.04
40050 · Dues to Reserve	-6,213.96	-6,213.96	-74,567.52	-74,567.52	-74,567.52
40100 · Late Fees	50.00	25.00	600.00	300.00	300.00
40150 · Violations	0.00	25.00	25.00	25.00	25.00
40600 · Workday Income	0.00	0.00	6,970.00	4,050.00	4,050.00
41000 · Miscellaneous Income	60.00	0.00	3,354.00	0.00	0.00
44200 · Laundry Income	0.00	0.00	35.02	0.00	0.00
Total Operating Income	16,088.71	16,028.71	202,750.48	196,119.52	196,119.52
Reserve Income					
45000 · Replacement Reserve Dues	6,213.96	6,213.96	74,567.52	74,567.52	74,567.52
45020 · 2013-2018 Special Assessment	0.00	0.00	0.00	0.00	0.00
45050 · Replacement Reserve Interest	1.71	9.69	92.68	121.04	121.04
45060 · Insurance Clearing	0.00	0.00	0.00	0.00	0.00
Total Reserve Income	6,215.67	6,223.65	74,660.20	74,688.56	74,688.56
Total Income	22,304.38	22,252.36	277,410.68	270,808.08	270,808.08
Gross Profit	22,304.38	22,252.36	277,410.68	270,808.08	270,808.08
Expense					
Operating Expenses					
50010 · Accounting					
510015 · Tax Preparation	0.00	0.00	380.62	425.00	425.00
Total 50010 · Accounting	0.00	0.00	380.62	425.00	425.00
50070 · Meeting Expense	108.22	100.00	129.75	150.00	150.00
50100 · Management Fees	3,642.00	3,642.00	43,704.00	43,704.00	43,704.00
50210 · Insurance	0.00	2,355.10	28,828.70	28,261.20	28,261.20
50230 · In-Unit Amenities					
50231 · In-Unit Cable	1,243.20	1,884.00	14,243.08	22,608.00	22,608.00
50232 · In-Unit Internet	1,953.92	1,243.20	22,905.28	14,918.40	14,918.40
50230 · In-Unit Amenities - Other	0.00		0.00	0.00	0.00
Total 50230 · In-Unit Amenities	3,197.12	3,127.20	37,148.36	37,526.40	37,526.40
50250 · Waste Removal					
50251 · Miscellaneous Trash Removal	542.50	100.00	6,960.50	1,200.00	1,200.00
50252 · Dumpsters	481.28	454.98	4,094.58	5,459.76	5,459.76
50250 · Waste Removal - Other	0.00	0.00	1,680.27	0.00	0.00
Total 50250 · Waste Removal	1,023.78	554.98	12,735.35	6,659.76	6,659.76
50276 · Snow Removal					

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50271 · Plowing	2,940.00	2,000.00	10,061.25	8,400.00	8,400.00
50272 · Roof Snow Removal	122.50	0.00	280.00	0.00	0.00
50276 · Snow Removal - Other	3,342.50	1,500.00	33,452.73	7,400.00	7,400.00
Total 50276 · Snow Removal	6,405.00	3,500.00	43,793.98	15,800.00	15,800.00
50320 · General Building Maintenance					
50321 · General Bldg. Maint. Supplies	0.00	0.00	994.29	450.06	450.06
50322 · Front Deck/Entryway Repairs	0.00	0.00	1,065.37	3,000.00	3,000.00
50320 · General Building Maintenance - Other	175.00	0.00	1,537.50	800.00	800.00
Total 50320 · General Building Maintenance	175.00	0.00	3,597.16	4,250.06	4,250.06
50330 · Plumbing & Heating					
50331 · Annual Plumbing Inspections	0.00		0.00	1,745.00	1,745.00
50330 · Plumbing & Heating - Other	0.00	0.00	733.27	0.00	0.00
Total 50330 · Plumbing & Heating	0.00	0.00	733.27	1,745.00	1,745.00
50350 · Workday Supplies	0.00	0.00	198.29	624.71	624.71
50360 · Grounds & Parking					
50361 · G&P Maintenance	4,077.50	325.00	8,872.50	3,900.00	3,900.00
50362 · G&P Supplies	0.00	100.00	2,649.69	1,200.00	1,200.00
50360 · Grounds & Parking - Other	0.00	0.00	0.00	0.00	0.00
Total 50360 · Grounds & Parking	4,077.50	425.00	11,522.19	5,100.00	5,100.00
50400 · Utilities					
50402 · HOA signs elec. reimbursement	0.00	0.00	1,440.00	1,530.00	1,530.00
50400 · Utilities - Other	268.52	250.00	3,419.20	3,000.00	3,000.00
Total 50400 · Utilities	268.52	250.00	4,859.20	4,530.00	4,530.00
50406 · Water and Sewer	3,685.34	3,663.97	41,038.97	43,967.64	43,967.64
50500 · Chimney Inspections/Cleans	0.00	0.00	2,010.00	2,370.00	2,370.00
51000 · Miscellaneous Expense					
51001 · Bank Service Charges	109.78	77.00	1,306.63	924.00	924.00
51002 · Licenses and Permits	33.00	0.00	33.00	10.00	10.00
51003 · Postage and Delivery	0.00	37.12	87.04	51.49	51.49
51005 · Legal and Professional Fees	19.00	50.00	429.00	600.00	600.00
51006 · HOA CO. Reg. Fee Bill10-2078	0.00	20.00	10.00	20.00	20.00
51000 · Miscellaneous Expense - Other	0.00	19.20	0.00	38.70	38.70
Total 51000 · Miscellaneous Expense	161.78	203.32	1,865.67	1,644.19	1,644.19
Total Operating Expenses	22,744.26	17,821.57	232,545.51	196,757.96	196,757.96
60000 · Reserve Expenses					
60010 · Roof Repairs	0.00		4,587.19		
60020 · Plumbing and Heating	0.00		0.00	0.00	0.00

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60050 · Asphalt					
60052 · Overlay	0.00	0.00	2,827.20	10,000.00	10,000.00
60053 · Crack Fill	0.00		0.00	5,000.00	5,000.00
60054 · Striping	0.00	0.00	0.00	0.00	0.00
60050 · Asphalt - Other	0.00		2,400.00	0.00	0.00
Total 60050 · Asphalt	0.00	0.00	5,227.20	15,000.00	15,000.00
60060 · Siding Resurfacing	0.00	0.00	0.00	0.00	0.00
60070 · Entry Decks	1,540.39	8,333.33	78,014.71	100,000.00	100,000.00
60120 · Grounds					
60121 · Tree Removal	0.00	0.00	500.00	1,075.00	1,075.00
60122 · Cribbing Replacement	0.00	0.00	4,334.00	0.00	0.00
60123 · Water & Sewer Line Replacements	0.00	0.00	157.07	0.00	0.00
60120 · Grounds - Other	0.00	0.00	5,445.82	0.00	0.00
Total 60120 · Grounds	0.00	0.00	10,436.89	1,075.00	1,075.00
60190 · US Bank Loan Interest	25.68	466.78	1,620.01	6,605.12	6,605.12
60191 · Loan Repayment	0.00	4,151.95	40,174.75	48,819.64	48,819.64
60500 · Reserve Contingency	0.00	0.00	0.00	0.00	0.00
60000 · Reserve Expenses - Other	0.00		5,200.00		
Total 60000 · Reserve Expenses	1,566.07	12,952.06	145,260.75	171,499.76	171,499.76
Total Expense	24,310.33	30,773.63	377,806.26	368,257.72	368,257.72
Net Income	**-2,005.95**	**-8,521.27**	**-100,395.58**	**-97,449.64**	**-97,449.64**