

**Cherry Creek Vista Homeowners Association**  
**Profit & Loss Budget vs. Actual**  
September 2023 through May 2024

	<u>Sep '23 - May 24</u>	<u>Budget</u>	<u>\$ Over Budget</u>
<b>Ordinary Income/Expense</b>			
<b>Income</b>			
<b>HOA Income</b>			
Dues	82,521.00	82,998.00	-477.00
Late Fees	500.00	500.00	0.00
Fines	-269.49	1,350.00	-1,619.49
Legal Fees	2,531.00	1,800.00	731.00
Banking Interest	316.55	225.00	91.55
<b>Total HOA Income</b>	<u>85,599.06</u>	<u>86,873.00</u>	<u>-1,273.94</u>
<b>Total Income</b>	<u>85,599.06</u>	<u>86,873.00</u>	<u>-1,273.94</u>
<b>Gross Profit</b>	85,599.06	86,873.00	-1,273.94
<b>Expense</b>			
Trash Collection	52,109.70	52,379.54	-269.84
Community Events	826.30	1,500.00	-673.70
Bad Debt	225.00		
Bank Service Charges	121.56	108.00	13.56
Common Area Maintenance	225.00	400.00	-175.00
Insurance	2,389.00	2,095.00	294.00
Special Mailings	0.00	0.00	0.00
Welcome Neighbors	0.00	0.00	0.00
Web Site	239.40	425.00	-185.60
<b>Professional Fees</b>			
CPS Printing, Copies, Postage	870.24	675.00	195.24
HOA Mgmt. Services	9,810.00	9,810.00	0.00
Legal Fees	2,655.00	1,800.00	855.00
<b>Total Professional Fees</b>	<u>13,335.24</u>	<u>12,285.00</u>	<u>1,050.24</u>
<b>Total Expense</b>	<u>69,471.20</u>	<u>69,192.54</u>	<u>278.66</u>
<b>Net Ordinary Income</b>	<u>16,127.86</u>	<u>17,680.46</u>	<u>-1,552.60</u>
<b>Net Income</b>	<u><u>16,127.86</u></u>	<u><u>17,680.46</u></u>	<u><u>-1,552.60</u></u>