

AVIARA COMMON
INCOME STATEMENT
JANUARY 31, 2023

DESCRIPTION	ACTUAL	CURRENT BUDGET	PERIOD VARIANCE	YEAR ACTUAL	TO BUDGET	DATE VARIANCE
INCOME						
OPERATING INCOME						
RESIDENTIAL ASSESSMENT	14,180.90	11,524.00	2,656.90	14,180.90	11,524.00	2,656.90
DELINQUENT RESID ASSMNT	.00	456.00	456.00-	.00	456.00	456.00-
TOTAL OPERATING INCOME	14,180.90	11,980.00	2,200.90	14,180.90	11,980.00	2,200.90
TRANSFER/COMMON AREA RES	1,150.00-	1,150.00-	.00	1,150.00-	1,150.00-	.00
TRANSFER/STREET RESERVE	600.00-	600.00-	.00	600.00-	600.00-	.00
TOTAL INCOME	12,430.90	10,230.00	2,200.90	12,430.90	10,230.00	2,200.90
EXPENSES						
OPERATING EXPENSES						
MAINTENANCE & REPAIR						
LANDSCAPE MAINTENANCE	1,690.00	1,690.00	.00	1,690.00	1,690.00	.00
PEST CONTROL	79.30	75.00	4.30-	79.30	75.00	4.30-
POOL & FTN MAINT	330.00	315.00	15.00-	330.00	315.00	15.00-
POOL REPAIRS	1,718.31	250.00	1,468.31-	1,718.31	250.00	1,468.31-
SPRINKLER MAINTENANCE	.00	250.00	250.00	.00	250.00	250.00
JANITORIAL	355.00	355.00	.00	355.00	355.00	.00
CONTRACT SERVICE	387.00	600.00	213.00	387.00	600.00	213.00
PARKING PATROL	214.00	140.00	74.00-	214.00	140.00	74.00-
TOTAL MAINT. & REPAIR	4,773.61	3,675.00	1,098.61-	4,773.61	3,675.00	1,098.61-
PARTS & SUPPLIES						
POOL SUPPLIES	19.33	.00	19.33-	19.33	.00	19.33-
POOL CHEM & SUPPLIES	.00	225.00	225.00	.00	225.00	225.00
TOTAL PARTS & SUPPLIES	19.33	225.00	205.67	19.33	225.00	205.67
UTILITIES						
ELECTRIC	1,210.36	1,200.00	10.36-	1,210.36	1,200.00	10.36-
PROPANE	1,440.55	475.00	965.55-	1,440.55	475.00	965.55-
WATER	1,215.28	900.00	315.28-	1,215.28	900.00	315.28-
TOTAL UTILITIES	3,866.19	2,575.00	1,291.19-	3,866.19	2,575.00	1,291.19-
ADMINISTRATIVE						
LEGAL & ACCOUNTING	.00	135.00	135.00	.00	135.00	135.00
COLLECTIONS	65.50	100.00	34.50	65.50	100.00	34.50
MEETING ROOM RENT	53.75	.00	53.75-	53.75	.00	53.75-
INSURANCE	1,078.54	275.00	803.54-	1,078.54	275.00	803.54-
WEBSITE	300.00	300.00	.00	300.00	300.00	.00

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DESCRIPTION	ACTUAL	CURRENT BUDGET	PERIOD VARIANCE	YEAR ACTUAL	TO BUDGET	DATE VARIANCE
MANAGEMENT FEES	1,095.00	1,095.00	.00	1,095.00	1,095.00	.00
PRINTING & REPRODUCTIONS	108.40	.00	108.40-	108.40	.00	108.40-
NEWSLETTERS	.00	160.00	160.00	.00	160.00	160.00
COUPONS/STATEMENTS	162.54	165.00	2.46	162.54	165.00	2.46
POSTAGE	86.20	300.00	213.80	86.20	300.00	213.80
RECORDS STORAGE	52.00	58.00	6.00	52.00	58.00	6.00
TOTAL ADMINISTRATIVE	3,001.93	2,588.00	413.93-	3,001.93	2,588.00	413.93-
TOTAL OPERATING EXPENSE	11,661.06	9,063.00	2,598.06-	11,661.06	9,063.00	2,598.06-
NET OPERATING PROFILE/LOSS	769.84	1,167.00	397.16-	769.84	1,167.00	397.16-
RESERVE INCOME & EXPENSE						
INTEREST INCOME	16.05	5.00	11.05	16.05	5.00	11.05
COMMON AREA RESERVE	1,150.00	1,150.00	.00	1,150.00	1,150.00	.00
STREET RESERVE	600.00	600.00	.00	600.00	600.00	.00
TOTAL RESERVE & EXPENSE	1,766.05	1,755.00	11.05	1,766.05	1,755.00	11.05
NET PROFIT / (LOSS)	2,535.89	2,922.00	386.11-	2,535.89	2,922.00	386.11-

ASSETS

CURRENT ASSETS

CIT OPERATING	18,094.79
CIT RESERVE	8,625.88
CIT STREET RESERVE	51,643.11

TOTAL CURRENT ASSETS 78,363.78

TOTAL ASSETS 78,363.78

LIABILITIES & CAPITAL

CAPITAL

RETAINED EARNINGS/COMMON	75,827.89
PROFIT /(LOSS) FOR PERIOD	2,535.89

TOTAL CAPITAL 78,363.78

TOTAL LIABILITIES & CAPITAL 78,363.78