Income Statement Report
Seasons at Sandpoint
Operating

February 01, 2021 thru February 28, 2021

	Current Period			Year to Date (2 months)			Annual	Budget
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Remaining
Income								
Assessment/Subsidy/Interest Revenue								
40110 - Annual Assessment - Sold Units	83,107.21	83,107.34	(0.13)	166,214.42	166,214.69	(0.27)	997,288.14	831,073.72
40180 - Interest Income	21.68	200.00	(178.32)	151.16	400.00	(248.84)	2,400.00	2,248.84
40185 - Attorney Fees/Collections/Late Fees	(3.97)	273.09	(277.06)	429.51	546.18	(116.67)	2,184.74	1,755.23
Total Assessment/Subsidy/Interest Revenu	**83,124.92**	**83,580.43**	**(455.51)**	**166,795.09**	**167,160.87**	**(365.78)**	**1,001,872.88**	**835,077.79**
Miscellaneous Revenue								
40795 - Miscellaneous Revenue	190.00	155.75	34.25	220.00	311.50	(91.50)	1,869.00	1,649.00
40886 - Guest Service Fee	2,150.00	2,631.25	(481.25)	4,220.00	5,262.50	(1,042.50)	31,575.00	27,355.00
Total Miscellaneous Revenue	**2,340.00**	**2,787.00**	**(447.00)**	**4,440.00**	**5,574.00**	**(1,134.00)**	**33,444.00**	**29,004.00**
Total Operating Income	**85,464.92**	**86,367.43**	**(902.51)**	**171,235.09**	**172,734.87**	**(1,499.78)**	**1,035,316.88**	**864,081.79**
Expense								
Housekeeping								
60106 - Gross Wages	2,392.74	3,055.79	(663.05)	6,172.81	7,611.59	(1,438.78)	40,114.10	33,941.29
60240 - Operating Supplies/Small Equipmen	370.41	394.42	(24.01)	501.32	788.84	(287.52)	4,733.05	4,231.73
60250 - Laundry Room Supplies	0.00	14.37	(14.37)	0.00	28.74	(28.74)	172.42	172.42
60260 - Carpet Cleaning Contract	0.00	0.00	0.00	0.00	0.00	0.00	1,400.00	1,400.00
60265 - Window Cleaning Contract	0.00	0.00	0.00	0.00	0.00	0.00	10,000.00	10,000.00
Total Housekeeping	**2,763.15**	**3,464.58**	**(701.43)**	**6,674.13**	**8,429.17**	**(1,755.04)**	**56,419.57**	**49,745.44**
Maintenance								
60406 - Gross Wages	8,107.36	9,242.65	(1,135.29)	23,438.20	23,160.48	277.72	120,864.40	97,426.20
60440 - Grounds Maintenance Contract	0.00	0.00	0.00	0.00	0.00	0.00	24,200.00	24,200.00
60460 - Electrical Repairs/Maintenance	410.90	175.00	235.90	470.89	350.00	120.89	2,100.00	1,629.11
60471 - Reimbursement-Repairs,Maint,Supp	(1,386.40)	(1,386.40)	0.00	(2,772.80)	(2,772.80)	0.00	(18,129.66)	(15,356.86)
60480 - Elevator Maintenance Contract	0.00	0.00	0.00	3,599.40	3,599.40	0.00	14,397.60	10,798.20
60495 - HVAC Repairs/Maintenance	0.00	137.70	(137.70)	0.00	275.40	(275.40)	1,652.40	1,652.40
60500 - Plumbing Repairs/Maintenance	0.00	200.19	(200.19)	0.00	400.38	(400.38)	2,402.28	2,402.28
60510 - Gas Grills Repairs/Maintenance	36.02	0.00	36.02	36.02	135.00	(98.98)	540.00	503.98

Income Statement Report
Seasons at Sandpoint
Operating

February 01, 2021 thru February 28, 2021

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	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Remaining
Expense								
Maintenance								
60515 - Garage Repairs/Maintenance	0.00	0.00	0.00	0.00	280.00	(280.00)	840.00	840.00
60525 - Miscellaneous Repairs/Maintenance	0.00	75.00	(75.00)	0.00	150.00	(150.00)	900.00	900.00
60530 - Signage Repairs/Maintenance	0.00	0.00	0.00	0.00	25.00	(25.00)	100.00	100.00
60545 - HVAC Maintenance Contract	0.00	0.00	0.00	0.00	0.00	0.00	2,776.00	2,776.00
60555 - Pest Control Contract	0.00	0.00	0.00	350.00	350.00	0.00	1,400.00	1,050.00
60565 - Paint & Supplies	69.53	153.84	(84.31)	231.93	307.69	(75.76)	1,846.16	1,614.23
60575 - Keys/Locks/Lock Boxes	0.00	45.00	(45.00)	7.55	90.00	(82.45)	540.00	532.45
60595 - Irrigation Repairs/Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	1,118.10	1,118.10
60600 - Grounds Miscellaneous	0.00	300.24	(300.24)	0.00	600.12	(600.12)	3,600.00	3,600.00
60626 - Fitness Repairs/Maintenance	0.00	47.04	(47.04)	120.00	94.02	25.98	564.00	444.00
60640 - Operating Supplies/Small Equipmen	98.55	619.71	(521.16)	662.02	1,239.41	(577.39)	7,436.43	6,774.41
60650 - Snow Removal Contract	412.50	1,000.00	(587.50)	1,020.00	2,000.00	(980.00)	3,000.00	1,980.00
60660 - Fire Sprinkler Maintenance Contract	0.00	0.00	0.00	0.00	0.00	0.00	500.00	500.00
60665 - Fire Alarm Monitoring	309.75	298.90	10.85	619.50	597.80	21.70	3,586.80	2,967.30
60666 - Fire Extinguisher Inspection Annual	0.00	0.00	0.00	0.00	0.00	0.00	500.00	500.00
60667 - Fire Sprinkler Inspection Annual	0.00	0.00	0.00	1,050.00	0.00	1,050.00	675.00	(375.00)
60668 - Back Flow Device Inspection	0.00	0.00	0.00	0.00	0.00	0.00	975.00	975.00
60815 - Pool Operating Supplies/Small Equip	209.96	335.67	(125.71)	656.60	671.34	(14.74)	4,028.04	3,371.44
60830 - Pool Repairs and Maintenance	422.96	182.50	240.46	795.16	364.99	430.17	2,189.93	1,394.77
Total Maintenance	**8,691.13**	**11,427.04**	**(2,735.91)**	**30,284.47**	**31,918.23**	**(1,633.76)**	**184,602.48**	**154,318.01**
Utilities								
70100 - Cable/Satelite	3,684.98	3,604.99	79.99	7,304.97	7,209.98	94.99	43,259.88	35,954.91
70120 - Electric - Common Area	8,904.43	12,877.31	(3,972.88)	17,033.28	23,855.70	(6,822.42)	80,259.29	63,226.01
70130 - Gas - Common Area	2,731.03	3,118.00	(386.97)	5,322.37	5,802.00	(479.63)	20,339.25	15,016.88
70140 - Refuse - Common Area	1,769.32	1,488.00	281.32	3,520.94	2,976.00	544.94	17,856.00	14,335.06
70150 - Water/Sewer - Common Area	4,359.11	4,137.00	222.11	8,811.95	8,417.67	394.28	60,317.42	51,505.47

Income Statement Report
Seasons at Sandpoint
Operating

February 01, 2021 thru February 28, 2021

	Current Period			Year to Date (2 months)			Annual	Budget
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Remaining
Expense								
Utilities								
70165 - Telephone	1,210.62	1,188.00	22.62	2,564.03	2,376.00	188.03	14,256.00	11,691.97
Total Utilities	**22,659.49**	**26,413.30**	**(3,753.81)**	**44,557.54**	**50,637.35**	**(6,079.81)**	**236,287.84**	**191,730.30**
General & Administrative								
80106 - Gross Wages	13,597.27	13,539.68	57.59	37,011.21	33,778.96	3,232.25	176,792.82	139,781.61
80130 - Unemployment Taxes	196.51	319.45	(122.94)	630.75	638.52	(7.77)	3,830.33	3,199.58
80133 - Medicare/Social Security	1,700.32	1,976.62	(276.30)	4,732.30	4,938.16	(205.86)	25,839.51	21,107.21
80135 - Group Insurance	5,120.06	3,941.30	1,178.76	9,861.22	7,882.59	1,978.63	47,295.52	37,434.30
80145 - Uniforms	608.56	0.00	608.56	1,054.93	0.00	1,054.93	4,500.00	3,445.07
80147 - Work C./Payroll/EL/HRIS/Tax	0.00	0.00	0.00	(5.96)	0.00	(5.96)	9,273.50	9,279.46
80155 - Employee Training	0.00	0.00	0.00	2,774.00	75.00	2,699.00	300.00	(2,474.00)
80165 - Employee Relations	115.00	100.00	15.00	220.00	200.00	20.00	1,200.00	980.00
80170 - Recruiting and Advertising	0.00	0.00	0.00	0.00	0.00	0.00	449.86	449.86
80185 - Employee Background Checks	0.00	0.00	0.00	0.00	105.00	(105.00)	420.00	420.00
80210 - Legal Fees	0.00	0.00	0.00	129.50	95.05	34.45	380.20	250.70
80215 - Accounting Fees	557.48	557.48	0.00	1,114.96	1,114.96	0.00	6,689.79	5,574.83
80235 - Accounting Miscellaneous	663.82	310.14	353.68	862.02	620.28	241.74	3,721.70	2,859.68
80242 - IT Monitoring	175.00	175.00	0.00	350.00	350.00	0.00	2,100.00	1,750.00
80250 - Bank Fees	3.00	0.00	3.00	3.00	0.00	3.00	0.00	(3.00)
80255 - Payroll Processing Fee	367.70	261.00	106.70	996.70	522.00	474.70	3,366.00	2,369.30
80292 - Coffee Service	274.12	355.78	(81.66)	862.03	711.56	150.47	4,269.38	3,407.35
80300 - Owner Receptions	0.00	0.00	0.00	0.00	0.00	0.00	200.00	200.00
80325 - Decorations	0.00	0.00	0.00	0.00	0.00	0.00	150.00	150.00
80330 - Miscellaneous Expense	0.00	0.00	0.00	0.00	210.58	(210.58)	842.30	842.30
80335 - Postage	25.26	10.34	14.92	25.26	20.67	4.59	124.02	98.76
80340 - Printing	0.00	35.20	(35.20)	0.00	70.36	(70.36)	422.09	422.09
80341 - Marina Access Fee	975.00	975.00	0.00	1,950.00	1,950.00	0.00	11,700.00	9,750.00
80350 - Travel - Other	0.00	208.34	(208.34)	205.10	416.67	(211.57)	2,500.00	2,294.90

Income Statement Report
Seasons at Sandpoint
Operating

February 01, 2021 thru February 28, 2021

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	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Remaining
Expense								
General & Administrative								
80370 - Subscription	0.00	291.20	(291.20)	0.00	291.20	(291.20)	787.40	787.40
80380 - Copier Expense	357.42	98.00	259.42	357.42	196.01	161.41	1,176.08	818.66
80385 - Office Supplies	7.43	39.88	(32.45)	9.85	79.76	(69.91)	478.56	468.71
80390 - Computer Supplies/Maintenance	370.42	319.68	50.74	490.42	639.36	(148.94)	3,836.17	3,345.75
80400 - Safety	21.19	57.47	(36.28)	21.19	114.95	(93.76)	689.71	668.52
80435 - Licenses, Fees & Permits	600.00	2,150.00	(1,550.00)	720.00	2,150.00	(1,430.00)	7,920.00	7,200.00
Total General & Administrative	**25,735.56**	**25,721.56**	**14.00**	**64,375.90**	**57,171.64**	**7,204.26**	**321,254.94**	**256,879.04**
Fixed Expenses								
90110 - Auto Insurance	0.00	0.00	0.00	0.00	0.00	0.00	477.00	477.00
90115 - Umbrella Insurance	0.00	0.00	0.00	0.00	0.00	0.00	3,100.00	3,100.00
90120 - Earthquake	1,226.00	1,226.00	0.00	2,448.00	2,452.00	(4.00)	13,890.00	11,442.00
90130 - Commercial Package	4,683.45	4,683.45	0.00	9,366.90	9,366.90	0.00	53,288.08	43,921.18
90135 - Crime Fidelity Insurance	0.00	0.00	0.00	0.00	0.00	0.00	904.00	904.00
90140 - Directors & Officers Insurance	0.00	0.00	0.00	1,950.00	1,899.00	51.00	1,899.00	(51.00)
90145 - Flood Insurance	0.00	0.00	0.00	0.00	0.00	0.00	24,594.00	24,594.00
90175 - Management Fee	3,559.00	3,450.00	109.00	7,009.12	6,900.00	109.12	41,400.00	34,390.88
Total Fixed Expenses	**9,468.45**	**9,359.45**	**109.00**	**20,774.02**	**20,617.90**	**156.12**	**139,552.08**	**118,778.06**
Reserve Contributions								
90200 - Reserve Contributions	7,900.00	7,900.00	0.00	15,800.00	15,800.00	0.00	94,800.00	79,000.00
90205 - Interest Earned	12.52	200.00	(187.48)	130.99	400.00	(269.01)	2,400.00	2,269.01
Total Reserve Contributions	**7,912.52**	**8,100.00**	**(187.48)**	**15,930.99**	**16,200.00**	**(269.01)**	**97,200.00**	**81,269.01**
Total Operating Expense	**77,230.30**	**84,485.93**	**(7,255.63)**	**182,597.05**	**184,974.29**	**(2,377.24)**	**1,035,316.91**	**852,719.86**
Total Operating Income / (Loss)	**8,234.62**	**1,881.50**	**6,353.12**	**(11,361.96)**	**(12,239.42)**	**877.46**	**(0.03)**	**11,361.93**

Income Statement Report
Seasons at Sandpoint
Marina

February 01, 2021 thru February 28, 2021

	Current Period			Year to Date (2 months)			Annual	Budget
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Remaining
Income								
Assessment/Subsidy/Interest Revenue								
40171 - Marina Assessments-Sold	7,010.85	7,029.91	(19.06)	14,021.70	14,059.81	(38.11)	84,358.83	70,337.13
40180 - Interest Income	11.98	19.00	(7.02)	25.24	38.00	(12.76)	228.00	202.76
Total Assessment/Subsidy/Interest Revenu	**7,022.83**	**7,048.91**	**(26.08)**	**14,046.94**	**14,097.81**	**(50.87)**	**84,586.83**	**70,539.89**
Total Marina Income	**7,022.83**	**7,048.91**	**(26.08)**	**14,046.94**	**14,097.81**	**(50.87)**	**84,586.83**	**70,539.89**
Expense								
Reserve Contributions								
90205 - Interest Earned	11.98	19.00	(7.02)	25.24	38.00	(12.76)	228.00	202.76
Total Reserve Contributions	**11.98**	**19.00**	**(7.02)**	**25.24**	**38.00**	**(12.76)**	**228.00**	**202.76**
Marina								
70505 - Hourly	0.00	0.00	0.00	0.00	0.00	0.00	13,720.00	13,720.00
70513 - FICA/Social Security Tax	0.00	0.00	0.00	0.00	0.00	0.00	1,049.58	1,049.58
70516 - Unemployment Tax	0.00	0.00	0.00	0.00	0.00	0.00	163.82	163.82
70518 - Workers Compensation	0.00	0.00	0.00	0.00	0.00	0.00	200.31	200.31
70520 - Uniforms	0.00	0.00	0.00	0.00	0.00	0.00	500.00	500.00
70530 - Operating Supplies/Small Equipmen	0.00	0.00	0.00	0.00	0.00	0.00	2,478.35	2,478.35
70535 - Marina Fees	(975.00)	(975.00)	0.00	(1,950.00)	(1,950.00)	0.00	(11,700.00)	(9,750.00)
70550 - Repairs/Maintenance	1,386.40	1,384.90	1.50	2,772.80	2,769.80	3.00	18,102.34	15,329.54
70551 - Grounds Miscellaneous	0.00	0.00	0.00	0.00	0.00	0.00	1,475.00	1,475.00
70570 - Electricity	92.56	100.33	(7.77)	185.12	197.33	(12.21)	1,386.33	1,201.21
70571 - Water & Sewer	0.00	0.00	0.00	0.00	0.00	0.00	1,000.95	1,000.95
70575 - Accounting Fees	67.66	68.00	(0.34)	135.32	136.00	(0.68)	816.00	680.68
70580 - Insurance	2,428.03	2,428.03	0.00	4,856.06	4,856.06	0.00	28,419.15	23,563.09
70585 - Tax/License	0.00	0.00	0.00	0.00	0.00	0.00	3,680.00	3,680.00
70595 - Pest Control	0.00	0.00	0.00	0.00	0.00	0.00	125.00	125.00
70600 - Reserves	1,671.00	1,671.00	0.00	3,342.00	3,342.00	0.00	20,052.00	16,710.00
70608 - Employee Recruiting/Advertising	0.00	0.00	0.00	0.00	0.00	0.00	50.00	50.00

Income Statement Report
Seasons at Sandpoint
Marina

February 01, 2021 thru February 28, 2021

	Current Period			Year to Date (2 months)			Annual	Budget
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Remaining
Expense								
Marina								
70609 - Employee Background Check	0.00	0.00	0.00	0.00	0.00	0.00	500.00	500.00
70610 - Payroll Processing Fee	0.00	0.00	0.00	0.00	0.00	0.00	312.00	312.00
70611 - Management Fee	154.50	150.00	4.50	309.00	300.00	9.00	1,800.00	1,491.00
Total Marina	**4,825.15**	**4,827.26**	**(2.11)**	**9,650.30**	**9,651.19**	**(0.89)**	**84,130.83**	**74,480.53**
Total Marina Expense	**4,837.13**	**4,846.26**	**(9.13)**	**9,675.54**	**9,689.19**	**(13.65)**	**84,358.83**	**74,683.29**
Total Marina Income / (Loss)	**2,185.70**	**2,202.65**	**(16.95)**	**4,371.40**	**4,408.62**	**(37.22)**	**228.00**	**(4,143.40)**
Total Association Net Income / (Loss)	**10,420.32**	**4,084.15**	**6,336.17**	**(6,990.56)**	**(7,830.80)**	**840.24**	**227.97**	**7,218.53**