

Sunscape Estates RV Park Coop.
Profit & Loss Budget vs. Actual
January 2012

	Jan 12	Budget
Ordinary Income/Expense		
Income		
4001 · Assessment Income Expected		
4032 · Shareholder Asses. 480@\$1250.00	595,840.00	595,000.00
4034 · Less Frz. Dues, No Asses.	0.00	840.00
Total 4001 · Assessment Income Expected	595,840.00	595,840.00
4002 · Reserve Fund Transactions		
4047 · Transfer to/from Reserve Fund	-5,697.85	23,572.00
Total 4002 · Reserve Fund Transactions	-5,697.85	23,572.00
4040 · OPERATIONAL INCOME		
4003 · Activies Income		
4010 · Activities/Entertainment Inc	9,719.45	20,504.00
4115 · Bingo	391.50	1,200.00
Total 4003 · Activies Income	10,110.95	21,704.00
4004 · R V Park Income		
4013 · Rental Lots Electric	1,267.20	5,500.00
4041 · Rental Income Daily and Weekly	2,465.00	13,000.00
4042 · Rental Income Monthly	2,900.00	23,000.00
Total 4004 · R V Park Income	6,632.20	41,500.00
4005 · Other Rentals/Commissions		
4043 · Rental Storage	280.00	16,000.00
4044 · Rental Vendor Room	270.00	1,000.00
4045 · Resale & Vendor Commissions Inc	1,192.00	6,250.00
Total 4005 · Other Rentals/Commissions	1,742.00	23,250.00
4006 · Service Income		
4015 · Gate Cards & Mail Keys	170.00	
4046 · Resale - Clickers	64.00	300.00
4060 · Kitchen Receipts	4,433.06	20,400.00
4065 · Laundry	1,256.00	9,000.00
4070 · Propane Sales	5,161.32	24,200.00
Total 4006 · Service Income	11,084.38	53,900.00
4007 · Miscellaneous Operation Income		
4050 · Office Income	688.15	3,000.00
4051 · Notary Fees	4.00	100.00
4054 · Investment Interest	22.23	3,500.00
4055 · Interest & Late Fees Inc	48.44	1,200.00
4085 · Transfer/Inspection Fees Inc	1,000.00	5,000.00
4086 · Recycle & Scrap Metal	448.00	2,500.00
4120 · Memberships	44.00	44.00
4155 · Reimbursements to Co-op	1,122.00	3,500.00
Total 4007 · Miscellaneous Operation Income	3,376.82	18,844.00
Total 4040 · OPERATIONAL INCOME	32,946.35	159,198.00
Total Income	623,088.50	778,610.00
Gross Profit	623,088.50	778,610.00
Expense		
6000 · COOP. OPERATIONAL EXPENSES		
6400 · Professional Services		
6005 · Accountant / CPA Fees	0.00	2,500.00
6010 · Advertising & Marketing	0.00	2,100.00
6020 · Bank Svc/Finance Charges	214.23	1,700.00
6055 · Legal / Attorney Fees	2,161.00	2,000.00
Total 6400 · Professional Services	2,375.23	8,300.00
6401 · Sunscape Committiees		
6007 · Administrative committee	31.20	300.00
6011 · Ambassadors	14.95	300.00
6012 · Architectural Committee	9.00	225.00

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6022 · Board/Annual Meetings	1,036.05	2,445.00
6025 · Fire Department	0.00	
6047 · Finance Committee	0.00	320.00
6102 · Long Range Planing/Property Com	70.09	300.00
6111 · Emergency Response	23,730.15	24,250.00
6112 · Safety & Security	0.90	800.00
6114 · Management Team	0.00	300.00
6117 · Sunscape Web Site	0.00	250.00
Total 6401 · Sunscape Committiees	24,892.34	29,490.00
6402 · Insueance, Permits & Taxes		
6035 · Licenses & Permits	20.00	2,630.00
6105 · Property Insurance	9,525.00	10,600.00
6150 · Sales Tax (Food, Propane)	630.11	3,500.00
6175 · Taxes - Real Estate	0.00	20,590.00
6180 · Taxes - State Income	0.00	45.00
Total 6402 · Insueance, Permits & Taxes	10,175.11	37,365.00
6403 · Employee Salaries		
6115 · Salary - Activity Director	1,400.00	9,800.00
6120 · Salary - Housekeeping	750.00	10,100.00
6125 · Salary - Kitchen	1,600.66	7,500.00
6130 · Salary - Maintenance	2,902.00	42,260.00
6135 · Salary - Manager	1,900.00	46,500.00
6140 · Salary - Mail Handling	658.00	7,900.00
6143 · Salary - Bookkeeper	1,167.67	14,000.00
6146 · Salary-Welcome Center	1,359.17	13,440.00
Total 6403 · Employee Salaries	11,737.50	151,500.00
6404 · Employee Overhead		
6070 · Payroll Taxes Federal / FICA	897.92	10,000.00
6080 · Payroll-Worker Comp Insurance	0.00	3,700.00
6085 · Payroll Taxes-Fed Unemploymt	70.42	600.00
6090 · Payroll Taxes-AZ Unemployment	159.63	1,400.00
6192 · Payroll Taxes-Az. Job Training	70.42	70.00
Total 6404 · Employee Overhead	1,198.39	15,770.00
6405 · Operating Costs		
6050 · Kitchen Supplies/Food Purchases	2,097.28	8,100.00
6095 · Office Exp & Eqt	784.28	5,665.00
6100 · Propane Purchases	4,546.25	17,000.00
6152 · Resale & Vendor Commissions Exp	518.98	3,075.00
6153 · Resale - Clickers	0.00	240.00
6159 · Activity Office/Entertainment	4,442.38	17,170.00
6160 · Supplies - Buildings	812.45	3,300.00
6167 · Supplies Post Office/ Mail Room	0.00	430.00
6168 · Supplies - Welcome Center	0.00	1,030.00
6169 · Bingo	0.00	190.00
Total 6405 · Operating Costs	13,201.62	56,200.00
6406 · Cooperative Utilities		
6196 · Electric Rental Lot Exp	1,473.23	10,000.00
6200 · Utilities - Electric	2,544.39	29,000.00
6205 · Utilities - Natural Gas	1,958.42	15,000.00
6210 · Utilities - Telephone	965.03	6,000.00
6211 · Utilities - Cell Phones	166.11	2,300.00
6215 · Utilities - Trash	2,480.98	14,400.00
6220 · Utilities - Water	2,770.84	25,750.00
6222 · Utilities - Sewer	12,625.00	150,300.00
6223 · Utilities - Sewer Pumps	197.59	2,000.00
Total 6406 · Cooperative Utilities	25,181.59	254,750.00
6407 · Miscellaneous Expenses		
6015 · Autos & Mileage Exp	126.61	2,400.00
6065 · Other Expenses	15.35	400.00
Total 6407 · Miscellaneous Expenses	141.96	2,800.00

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6408 · Park Maintenance		
6320 · Coop Equipment/Tractor Etc.	1,087.42	7,700.00
6325 · Dry Well & Septic Service	0.00	10,000.00
6330 · Bldg & Grounds Maintenance	6,965.56	36,000.00
6331 · Maintenance Tools	197.07	2,735.00
6335 · Pool/Solar System	232.23	10,000.00
Total 6408 · Park Maintenance	<u>8,482.28</u>	<u>66,435.00</u>
6500 · Capital Improvements		
6513 · Exercise Room Walls & Floor	0.00	3,000.00
6514 · Utility Vehicle	0.00	8,000.00
6517 · Picnic Area	0.00	4,000.00
Total 6500 · Capital Improvements	<u>0.00</u>	<u>15,000.00</u>
Total 6000 · COOP. OPERATIONAL EXPENSES	97,386.02	637,610.00
6610 · Major Projects		
6341 · Road Repair	0.00	88,000.00
6344 · Sewer expansion	23,094.96	50,000.00
6349 · Community Center Block Wall Rem	0.00	3,000.00
Total 6610 · Major Projects	<u>23,094.96</u>	<u>141,000.00</u>
7081 · Earned Income Allocation	0.83	
Total Expense	<u>120,481.81</u>	<u>778,610.00</u>
Net Ordinary Income	<u>502,606.69</u>	<u>0.00</u>
Net Income	<u><u>502,606.69</u></u>	<u><u>0.00</u></u>