

Pagosa Lakes POA Income/Expense Statement For Period: 02/01/06 to 02/28/06

(Unaudited)

Description	Current Period			Year-To-Date			Yearly Budget	
	Actual	Budget	Variance	Actual	Budget	Variance		
Operating Income								
Income-Administrative Services								
04000-500	Association Dues-DAS	930.00	0.00	930.00	1,012,593.88	1,024,000.00	(11,406.12)	1,024,000.00
04001-500	Association Dues-Timeshare	0.00	0.00	0.00	0.00	0.00	0.00	97,920.00
04010-500	Reserve Transfer-DAS	0.00	0.00	0.00	0.00	0.00	0.00	(100,926.00)
04020-500	Physical Plant Fund Xfer-DAS	0.00	0.00	0.00	0.00	0.00	0.00	(75,000.00)
04030-500	Assessments, Uncollectible	0.00	0.00	0.00	(34,000.00)	(34,000.00)	0.00	(34,000.00)
04050-500	Late Charges	(100.00)	0.00	(100.00)	(900.00)	0.00	(900.00)	17,000.00
04110-500	Other-Admin.	(1,174.45)	1,000.00	(2,174.45)	296.55	2,000.00	(1,703.45)	30,000.00
04130-500	Fairfield Newsletter	0.00	0.00	0.00	0.00	0.00	0.00	400.00
04150-500	Interest	872.48	500.00	372.48	1,369.31	1,000.00	369.31	6,000.00
	Total - Administrative Services	528.03	1,500.00	(971.97)	979,359.74	993,000.00	(13,640.26)	965,394.00
Income-Covenant & Compliance								
04240-600	OCC Fees	1,825.00	1,250.00	575.00	2,175.00	2,500.00	(325.00)	15,000.00
04250-600	OCC Fines	(750.00)	0.00	(750.00)	(200.00)	0.00	(200.00)	500.00
	Total-Covenant & Compliance	1,075.00	1,250.00	(175.00)	1,975.00	2,500.00	(525.00)	15,500.00
Income-Property & Environmental Mgmt.								
04430-700	Rent	810.00	566.00	244.00	1,485.00	1,132.00	353.00	6,800.00
04440-700	Fishing Permits	1,505.00	1,500.00	5.00	9,473.00	6,000.00	3,473.00	71,000.00
04460-700	DPE-Fines	53.81	0.00	53.81	53.81	0.00	53.81	300.00
04470-700	Other-DPE	0.00	0.00	0.00	4.00	0.00	4.00	2,000.00
	Total-Property & Environmen	2,368.81	2,066.00	302.81	11,015.81	7,132.00	3,883.81	80,100.00
Income-Recreational Amenities								
04830-900	PLPOA Members	10,684.53	40,000.00	(29,315.47)	87,786.06	86,000.00	1,786.06	150,650.00
04840-900	Sponsored Guest	392.00	525.00	(133.00)	2,454.97	1,050.00	1,404.97	6,500.00
04850-900	Timeshare Owners	0.00	91,125.00	(91,125.00)	0.00	91,125.00	(91,125.00)	231,210.00
04860-900	Sponsored Events/Programs	282.30	200.00	82.30	1,153.40	300.00	853.40	7,500.00
04870-900	Rental Income	443.10	700.00	(256.90)	1,847.10	1,400.00	447.10	8,500.00
04880-900	Rental/Retail	255.22	300.00	(44.78)	1,003.99	500.00	503.99	3,500.00
	Total- Rec. Amenities	12,057.15	132,850.00	(120,792.85)	94,245.52	180,375.00	(86,129.48)	407,860.00
	TOTAL OPERATING INCOME	16,028.99	137,666.00	(121,637.01)	1,086,596.07	1,183,007.00	(96,410.93)	1,468,854.00
Credits								
04950-500	Carry Forward	0.00	0.00	0.00	0.00	0.00	0.00	115,000.00
	TOTAL OPER INCOME + CREDITS	16,028.99	137,666.00	(121,637.01)	1,086,596.07	1,183,007.00	(96,410.93)	1,583,854.00
Operating Expenses								
Expenses - Administrative Services								
05000-500	Master Insurance	(717.50)	3,000.00	3,717.50	1,205.39	6,000.00	4,794.61	106,000.00
05010-500	Insurance-Deductibles	0.00	0.00	0.00	0.00	0.00	0.00	10,000.00
05105-500	Audit	5,500.00	5,500.00	0.00	5,500.00	5,500.00	0.00	5,500.00
05140-500	Legal	3,107.34	2,000.00	(1,107.34)	3,712.73	4,000.00	287.27	25,000.00
05145-500	Legal-Collections	0.00	250.00	250.00	60.00	500.00	440.00	3,000.00
05200-500	Payroll-Paychex	642.60	250.00	(392.60)	782.37	500.00	(282.37)	3,200.00
05245-500	Payroll	15,961.56	22,295.00	6,333.44	32,029.20	38,510.00	6,480.80	206,480.00
05250-500	Payroll-Overtime	279.29	150.00	(129.29)	484.10	300.00	(184.10)	2,000.00
05291-500	Life Insurance	184.43	175.00	(9.43)	372.88	350.00	(22.88)	2,700.00
05292-500	Health Insurance	1,155.00	2,750.00	1,595.00	7,950.84	5,500.00	(2,450.84)	33,000.00
05293-500	Vision Insurance	0.00	52.00	52.00	52.08	104.00	51.92	624.00
05294-500	Disability	144.27	126.00	(18.27)	323.51	252.00	(71.51)	1,512.00
05295-500	Dental Insurance	304.88	285.00	(19.88)	609.76	570.00	(39.76)	3,465.00
05296-500	SAR-SEP	798.83	1,166.10	367.27	1,604.01	1,967.40	363.39	11,523.90
05297-500	Misc.(Admin-Cafeteria Plan)	110.50	91.00	(19.50)	208.00	182.00	(26.00)	1,092.00
05315-500	Payroll Taxes	1,398.35	1,907.83	509.48	2,841.46	3,298.86	457.40	17,720.82
05325-500	Insurance-Workmans Comp.	113.00	120.00	7.00	113.00	240.00	127.00	1,440.00
05445-500	Return Check	(360.00)	0.00	360.00	0.00	0.00	0.00	0.00
05450-500	Over/Short	0.00	0.00	0.00	0.67	0.00	(0.67)	0.00
05525-500	Postage, Printing, Copies	161.00	1,000.00	839.00	161.00	2,000.00	1,839.00	13,000.00
05526-500	Stationary/Printing	118.50	500.00	381.50	802.04	1,000.00	197.96	6,000.00
05560-500	Office Supplies	49.74	500.00	450.26	577.15	1,000.00	422.85	6,000.00

05580-500	Office Equip. Repair	578.24	500.00	(78.24)	668.19	1,000.00	331.81	6,000.00
05590-500	Equipment Leases	306.68	650.00	343.32	1,189.60	1,300.00	110.40	8,000.00
05600-500	Newsletter-Supplies, Prep, Post	11.00	500.00	489.00	1,709.98	5,500.00	3,790.02	28,000.00
05610-500	Advertisement	0.00	125.00	125.00	0.00	250.00	250.00	1,500.00
05630-500	Meeting/Minutes	14.55	40.00	25.45	14.55	80.00	65.45	500.00
05665-500	Education-Seminars	1,984.76	450.00	(1,534.76)	2,409.76	900.00	(1,509.76)	5,500.00
05700-500	Community Activities	0.00	200.00	200.00	0.00	400.00	400.00	2,400.00
05735-500	Hospital District	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00
05780-500	Gas, Mileage	0.00	20.00	20.00	47.53	40.00	(7.53)	250.00
05805-500	Bank Charges	0.00	25.00	25.00	3.00	50.00	47.00	300.00
05833-500	Archuleta Cty Animal Control	3,486.38	3,910.00	423.62	7,040.96	7,820.00	779.04	46,920.00
05850-500	Dues & Fees	0.00	80.00	80.00	125.00	160.00	35.00	1,000.00
05855-500	Subscriptions	20.00	100.00	80.00	20.00	200.00	180.00	1,200.00
05900-500	Misc. & Contingency	689.02	800.00	110.98	3,592.77	1,600.00	(1,992.77)	10,000.00
05950-500	Capital Expenditures	0.00	0.00	0.00	0.00	3,500.00	3,500.00	3,500.00
	Total - Administrative Services	36,042.42	49,517.93	13,475.51	76,211.53	94,574.26	18,362.73	579,327.72
Expenses-Covenant & Compliance								
06000-600	Payroll	10,965.43	11,955.00	989.57	21,927.09	23,705.00	1,777.91	144,215.00
06005-600	Payroll-Overtime	0.00	100.00	100.00	42.99	200.00	157.01	1,200.00
06010-600	Payroll Taxes	943.62	1,016.18	72.56	1,916.20	2,014.93	98.73	12,258.31
06016-600	Health Insurance	825.00	1,850.00	1,025.00	5,789.64	3,700.00	(2,089.64)	22,200.00
06017-600	Vision Insurance	0.00	50.00	50.00	47.30	100.00	52.70	600.00
06018-600	Disability	114.62	85.00	(29.62)	259.24	170.00	(89.24)	1,035.00
06019-600	Dental Insurance	237.40	245.00	7.60	474.80	490.00	15.20	2,945.00
06020-600	Insurance - Workman's Comp	130.00	140.00	10.00	130.00	280.00	150.00	1,680.00
06021-600	SAR-SEP	657.92	717.30	59.38	1,318.20	1,422.30	104.10	8,652.90
06030-600	Office/Field Supplies/Expense	0.00	40.00	40.00	0.00	80.00	80.00	500.00
06038-600	Printing Decs & Maps	0.00	125.00	125.00	0.00	250.00	250.00	1,600.00
06050-600	Training	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00
06070-600	ECC Expenses	36.17	65.00	28.83	87.53	130.00	42.47	780.00
06075-600	DCC Vehicle Gas	0.00	300.00	300.00	0.00	600.00	600.00	3,800.00
06080-600	Vehicle Exp. - Tahoe	0.00	0.00	0.00	165.95	0.00	(165.95)	1,000.00
06090-600	Vehicle Exp. - Ranger	1,190.93	0.00	(1,190.93)	1,190.93	0.00	(1,190.93)	1,500.00
06091-600	Vehicle Exp. -Tahoe	0.00	0.00	0.00	0.00	0.00	0.00	500.00
06140-600	Contingency	0.00	0.00	0.00	0.00	0.00	0.00	250.00
06150-600	Capital Expenditure	2,347.32	0.00	(2,347.32)	2,347.32	4,800.00	2,452.68	4,800.00
	Total-Covenant & Compliance	17,448.41	16,688.48	(759.93)	35,697.19	37,942.23	2,245.04	211,516.21
Expenses - Property & Environmental Mgmt.								
06200-700	Payroll	12,007.42	12,340.00	332.58	23,877.96	24,680.00	802.04	170,390.00
06205-700	Payroll-Overtime	628.02	500.00	(128.02)	1,277.21	1,000.00	(277.21)	3,000.00
06206-700	Payroll Taxes	1,089.19	1,048.90	(40.29)	2,198.42	2,097.80	(100.62)	14,483.18
06208-700	Health Insurance	825.00	1,200.00	375.00	3,970.02	2,400.00	(1,570.02)	14,400.00
06209-700	Vision Insurance	0.00	56.00	56.00	55.80	112.00	56.20	672.00
06210-700	Disability	122.92	90.00	(32.92)	275.84	180.00	(95.84)	1,080.00
06211-700	Dental Insurance	290.82	245.00	(45.82)	581.64	490.00	(91.64)	2,940.00
06212-700	Insurance-Worker's Comp	785.00	762.00	(23.00)	785.00	1,524.00	739.00	9,144.00
06213-700	SAR-SEP	608.85	593.40	(15.45)	1,219.04	1,186.80	(32.24)	7,247.40
06220-700	Engineering and Surveying	0.00	0.00	0.00	0.00	0.00	0.00	2,500.00
06230-700	Seminar/Training/CE	0.00	400.00	400.00	0.00	800.00	800.00	2,800.00
06240-700	Vehicle-Gas	0.00	333.00	333.00	0.00	666.00	666.00	4,000.00
06250-700	Dept. Auto #1/01 Ford	0.00	0.00	0.00	916.64	100.00	(816.64)	600.00
06260-700	Dept. Auto #2/95 Ford	0.00	0.00	0.00	0.00	0.00	0.00	900.00
06270-700	Dept. Auto #3/96 Ford	31.14	83.00	51.86	31.14	166.00	134.86	1,000.00
06275-700	Dept. Auto #4/99 Suburban	722.77	75.00	(647.77)	1,680.97	150.00	(1,530.97)	900.00
06280-700	Trailer Maintenance	68.36	0.00	(68.36)	191.18	0.00	(191.18)	200.00
06290-700	Equipment Maintenance	202.35	50.00	(152.35)	202.35	100.00	(102.35)	600.00
06300-700	Facilities Maintenance	17.08	310.00	292.92	216.65	620.00	403.35	3,800.00
06310-700	Facilities-Clubhouse	201.83	125.00	(76.83)	545.78	250.00	(295.78)	1,500.00
06320-700	Janitorial Supplies	93.24	130.00	36.76	93.24	260.00	166.76	1,600.00
06340-700	Landscaping- Adm. & Clubhouse	0.00	0.00	0.00	0.00	0.00	0.00	500.00
06350-700	Signage	0.00	0.00	0.00	0.00	0.00	0.00	500.00
06360-700	Roadside Cleanup/Adopt a Strt	0.00	0.00	0.00	0.00	0.00	0.00	400.00
06370-700	Fence Maint. & Construction	0.00	0.00	0.00	0.00	0.00	0.00	300.00
06380-700	Insect, Disease & Noxious Weed	215.00	0.00	(215.00)	215.00	0.00	(215.00)	3,000.00
06390-700	Grass Seed/ Fertilizer	0.00	0.00	0.00	0.00	0.00	0.00	2,500.00
06400-700	Uniforms/Tools Supplies & Exp.	65.24	500.00	434.76	456.05	1,000.00	543.95	6,000.00

