

Pagosa Lakes POA Income/Expense Statement For Period: 10/01/05 to 10/31/05								
(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	1,632.00	0.00	1,632.00	1,015,102.00	1,008,000.00	7,102.00	1,008,000.00
04001-500	Association Dues-Timeshare	0.00	0.00	0.00	97,920.00	97,920.00	0.00	97,920.00
04010-500	Reserve Transfer-DAS	0.00	0.00	0.00	(98,686.00)	(98,686.00)	0.00	(98,686.00)
04020-500	Physical Plant Fund Xfer-DAS	0.00	0.00	0.00	(25,000.00)	(25,000.00)	0.00	(25,000.00)
04030-500	Assessments, Uncollectible	0.00	0.00	0.00	(25,000.00)	(25,000.00)	0.00	(25,000.00)
04050-500	Late Charges	(368.00)	0.00	(368.00)	15,402.00	20,000.00	(4,598.00)	20,000.00
04110-500	Other-Admin.	5,145.00	1,500.00	3,645.00	35,764.55	15,000.00	20,764.55	18,000.00
04130-500	Fairfield Newsletter	0.00	0.00	0.00	0.00	400.00	(400.00)	400.00
04150-500	Interest	4,027.23	100.00	3,927.23	10,355.94	1,000.00	9,355.94	1,200.00
	Total - Administrative Services	10,436.23	1,600.00	8,836.23	1,025,858.49	993,634.00	32,224.49	996,834.00
Income-Covenant & Compliance								
04240-600	OCC Fees	2,530.00	1,000.00	1,530.00	20,085.00	18,750.00	1,335.00	20,750.00
04250-600	OCC Fines	300.00	0.00	300.00	800.00	1,900.00	(1,100.00)	1,900.00
	Total-Covenant & Compliance	2,830.00	1,000.00	1,830.00	20,885.00	20,650.00	235.00	22,650.00
Income-Property & Environmental Mgmt.								
04430-700	Rent	675.00	500.00	175.00	5,003.60	5,000.00	3.60	6,000.00
04440-700	Fishing Permits	4,980.00	1,000.00	3,980.00	75,076.65	47,000.00	28,076.65	50,000.00
04460-700	DPE-Fines	0.00	0.00	0.00	115.00	200.00	(85.00)	200.00
04470-700	Other-DPE	50.00	50.00	0.00	1,604.00	2,000.00	(396.00)	2,000.00
	Total-Property & Environmen	5,705.00	1,550.00	4,155.00	81,799.25	54,200.00	27,599.25	58,200.00
Income-Recreational Amenities								
04830-900	PLPOA Members	3,835.50	2,050.00	1,785.50	134,872.34	115,400.00	19,472.34	121,000.00
04840-900	Sponsored Guest	300.00	650.00	(350.00)	4,310.59	6,500.00	(2,189.41)	7,800.00
04850-900	Timeshare Owners	0.00	0.00	0.00	214,613.75	200,760.00	13,853.75	200,760.00
04860-900	Sponsored Events/Programs	98.00	200.00	(102.00)	6,864.45	10,600.00	(3,735.55)	11,000.00
04870-900	Rental Income	299.50	214.00	85.50	6,216.48	7,784.00	(1,567.52)	10,000.00
04880-900	Rental/Retail	259.47	0.00	259.47	3,104.67	0.00	3,104.67	0.00
	Total- Rec. Amenities	4,792.47	3,114.00	1,678.47	369,982.28	341,044.00	28,938.28	350,560.00
	TOTAL OPERATING INCOME	23,763.70	7,264.00	16,499.70	1,498,525.02	1,409,528.00	88,997.02	1,428,244.00
Credits								
04950-500	Carry Forward	0.00	0.00	0.00	55,000.00	55,000.00	0.00	55,000.00
	TOTAL OPER INCOME + CREDITS	23,763.70	7,264.00	16,499.70	1,553,525.02	1,464,528.00	88,997.02	1,483,244.00
Operating Expenses								
Expenses - Administrative Services								
05000-500	Master Insurance	2,199.40	2,000.00	(199.40)	100,992.52	131,000.00	30,007.48	135,000.00
05010-500	Insurance-Deductibles	0.00	0.00	0.00	164.90	5,000.00	4,835.10	10,000.00
05105-500	Audit	0.00	0.00	0.00	5,500.00	5,500.00	0.00	5,500.00
05140-500	Legal	1,070.65	1,250.00	179.35	16,217.57	12,500.00	(3,717.57)	15,000.00
05145-500	Legal-Collections	524.00	150.00	(374.00)	2,928.10	1,500.00	(1,428.10)	2,000.00
05200-500	Payroll-Paychex	231.08	250.00	18.92	2,387.52	2,500.00	112.48	3,000.00
05245-500	Payroll	15,309.61	15,474.00	164.39	160,484.09	161,058.00	573.91	192,006.00
05250-500	Payroll-Overtime	250.59	150.00	(100.59)	1,249.70	1,500.00	250.30	2,000.00
05291-500	Life Insurance	175.10	250.00	74.90	2,597.80	3,038.00	440.20	3,538.00
05292-500	Health Insurance	2,505.58	2,600.00	94.42	24,724.82	25,400.00	675.18	30,600.00
05293-500	Vision Insurance	104.16	52.00	(52.16)	572.88	520.00	(52.88)	624.00
05294-500	Disability	120.22	126.00	5.78	1,202.20	1,260.00	57.80	1,512.00
05295-500	Dental Insurance	304.88	286.00	(18.88)	2,879.84	2,626.00	(253.84)	3,198.00
05296-500	SAR-SEP	765.83	771.00	5.17	7,979.33	8,113.08	133.75	9,655.08
05297-500	Misc.(Admin-Cafeteria Plan)	117.00	91.00	(26.00)	1,071.50	910.00	(161.50)	1,092.00
05315-500	Payroll Taxes	1,297.11	1,336.54	39.43	13,522.89	13,944.94	422.05	16,618.02
05325-500	Insurance-Workmans Comp.	0.00	105.00	105.00	747.72	1,050.00	302.28	1,260.00
05445-500	Return Check	(60.00)	0.00	60.00	(38.00)	0.00	38.00	0.00
05450-500	Over/Short	4.00	0.00	(4.00)	(3.78)	0.00	3.78	0.00
05525-500	Postage, Printing, Copies	(12.60)	1,100.00	1,112.60	7,639.68	11,000.00	3,360.32	14,000.00
05526-500	Stationary/Printing	0.00	550.00	550.00	3,908.91	5,500.00	1,591.09	6,500.00

05560-500	Office Supplies	583.93	500.00	(83.93)	4,988.87	5,000.00	11.13	6,000.00
05580-500	Office Equip. Repair	1,147.11	500.00	(647.11)	5,899.64	5,000.00	(899.64)	6,000.00
05590-500	Equipment Leases	1,030.23	750.00	(280.23)	6,204.11	7,000.00	795.89	8,500.00
05600-500	Newsletter-Supplies, Prep, Post	1,772.87	1,650.00	(122.87)	28,306.11	21,500.00	(6,806.11)	25,000.00
05610-500	Advertisement	59.80	125.00	65.20	845.05	1,250.00	404.95	1,500.00
05630-500	Meeting/Minutes	433.67	80.00	(353.67)	468.67	800.00	331.33	1,000.00
05665-500	Education-Seminars	1,971.29	300.00	(1,671.29)	4,111.90	3,000.00	(1,111.90)	4,000.00
05700-500	Community Activities	0.00	200.00	200.00	476.06	2,000.00	1,523.94	2,400.00
05735-500	Hospital District	0.00	0.00	0.00	5,000.00	5,000.00	0.00	5,000.00
05750-500	USJHS/Humane Society	0.00	0.00	0.00	5,000.00	5,000.00	0.00	5,000.00
05780-500	Gas, Mileage	0.00	15.00	15.00	173.60	150.00	(23.60)	180.00
05805-500	Bank Charges	0.00	20.00	20.00	427.23	200.00	(227.23)	240.00
05833-500	Archuleta Cty Animal Control	3,506.38	3,300.00	(206.38)	33,835.82	33,000.00	(835.82)	39,600.00
05850-500	Dues & Fees	200.00	0.00	(200.00)	686.00	500.00	(186.00)	500.00
05855-500	Subscriptions	0.00	0.00	0.00	718.00	1,000.00	282.00	1,000.00
05900-500	Misc. & Contingency	20,205.23	600.00	(19,605.23)	31,152.45	12,800.00	(18,352.45)	14,000.00
	Total - Administrative Services	55,817.12	34,581.54	(21,235.58)	485,023.70	497,120.02	12,096.32	573,023.10
Expenses-Covenant & Compliance								
06000-600	Payroll	10,543.80	11,505.00	961.20	110,172.95	112,805.00	2,632.05	135,815.00
06005-600	Payroll-Overtime	342.49	75.00	(267.49)	1,009.58	750.00	(259.58)	900.00
06010-600	Payroll Taxes	810.96	977.93	166.97	8,923.91	9,588.43	664.52	11,544.29
06016-600	Health Insurance	1,822.32	1,850.00	27.68	17,980.07	18,070.00	89.93	21,770.00
06017-600	Vision Insurance	94.60	50.00	(44.60)	520.30	500.00	(20.30)	600.00
06018-600	Disability	84.43	90.00	5.57	844.30	900.00	55.70	1,080.00
06019-600	Dental Insurance	237.40	225.00	(12.40)	2,233.20	2,250.00	16.80	2,700.00
06020-600	Insurance - Workman's Comp	0.00	140.00	140.00	945.32	1,400.00	454.68	1,680.00
06021-600	SAR-SEP	653.17	690.30	37.13	6,670.92	6,768.30	97.38	8,148.90
06030-600	Office/Field Supplies/Expense	0.00	0.00	0.00	170.01	800.00	629.99	800.00
06038-600	Printing Decs & Maps	0.00	140.00	140.00	211.91	1,400.00	1,188.09	1,700.00
06050-600	Training	0.00	0.00	0.00	1,470.00	2,100.00	630.00	2,100.00
06060-600	Prof. Fees	0.00	65.00	65.00	32.00	650.00	618.00	780.00
06070-600	ECC Expenses	145.20	65.00	(80.20)	1,004.68	650.00	(354.68)	780.00
06075-600	DCC Vehicle Gas	693.38	375.00	(318.38)	3,098.53	3,750.00	651.47	4,500.00
06080-600	Vehicle Exp. - Tahoe	0.00	0.00	0.00	468.76	500.00	31.24	500.00
06090-600	Vehicle Exp. - Ranger	64.34	0.00	(64.34)	435.12	500.00	64.88	500.00
06091-600	Vehicle Exp. -Tahoe	167.89	0.00	(167.89)	770.26	500.00	(270.26)	500.00
06140-600	Contingency	0.00	0.00	0.00	0.00	250.00	250.00	250.00
06150-600	Capital Expenditure	0.00	0.00	0.00	747.15	2,600.00	1,852.85	2,600.00
	Total-Covenant & Compliance	15,659.98	16,248.23	588.25	157,708.97	166,731.73	9,022.76	199,248.19
Expenses - Property & Environmental Mgmt.								
06200-700	Payroll	11,782.29	11,909.00	126.71	119,922.05	131,004.00	11,081.95	154,822.00
06205-700	Payroll-Overtime	395.47	200.00	(195.47)	2,859.14	3,000.00	140.86	3,000.00
06206-700	Payroll Taxes	907.87	1,012.27	104.40	9,875.22	10,799.60	924.38	12,824.14
06208-700	Health Insurance	1,285.04	1,035.00	(250.04)	12,444.91	10,112.00	(2,332.91)	12,182.00
06209-700	Vision Insurance	111.60	56.00	(55.60)	598.39	560.00	(38.39)	672.00
06210-700	Disability	91.35	90.00	(1.35)	869.61	900.00	30.39	1,080.00
06211-700	Dental Insurance	290.82	245.00	(45.82)	2,576.36	2,450.00	(126.36)	2,940.00
06212-700	Insurance-Worker's Comp	0.00	762.00	762.00	5,689.65	7,620.00	1,930.35	9,144.00
06213-700	SAR-SEP	573.82	573.90	0.08	5,776.76	5,667.60	(109.24)	6,815.40
06220-700	Engineering and Surveying	266.00	0.00	(266.00)	266.00	3,000.00	2,734.00	3,000.00
06230-700	Seminar/Training/CE	0.00	500.00	500.00	750.43	500.00	(250.43)	1,000.00
06240-700	Vehicle-Gas	693.38	360.00	(333.38)	3,138.56	3,600.00	461.44	4,400.00
06250-700	Dept. Auto #1/01 Ford	0.00	20.00	20.00	527.98	780.00	252.02	800.00
06260-700	Dept. Auto #2/95 Ford	0.00	470.00	470.00	100.49	740.00	639.51	800.00
06270-700	Dept. Auto #3/96 Ford	34.20	35.00	0.80	750.75	915.00	164.25	1,000.00
06275-700	Dept. Auto #4/99 Suburban	144.80	0.00	(144.80)	496.33	900.00	403.67	900.00
06280-700	Trailer Maintenance	0.00	20.00	20.00	79.64	200.00	120.36	200.00
06290-700	Equipment Maintenance	100.94	58.00	(42.94)	290.77	579.00	288.23	700.00
06300-700	Facilities Maintenance	164.82	250.00	85.18	2,963.63	2,500.00	(463.63)	3,000.00
06310-700	Facilities-Clubhouse	66.48	100.00	33.52	1,504.77	1,000.00	(504.77)	1,200.00
06320-700	Janitorial Supplies	219.94	108.00	(111.94)	1,456.45	1,080.00	(376.45)	1,300.00
06340-700	Landscaping- Adm. & Clubhouse	0.00	0.00	0.00	332.89	300.00	(32.89)	300.00
06350-700	Signage	0.00	0.00	0.00	312.70	600.00	287.30	600.00
06360-700	Roadside Cleanup/Adopt a Strt	0.00	0.00	0.00	464.00	300.00	(164.00)	300.00
06370-700	Fence Maint. & Construction	0.00	0.00	0.00	128.39	200.00	71.61	200.00
06380-700	Insect, Disease & Noxious Weed	0.00	0.00	0.00	2,558.41	3,500.00	941.59	3,500.00
06390-700	Grass Seed/ Fertilizer	233.60	0.00	(233.60)	2,102.46	2,300.00	197.54	2,300.00
06400-700	Uniforms/Tools Supplies & Exp.	442.91	500.00	57.09	2,725.89	5,000.00	2,274.11	6,000.00
06410-700	Lakes Fisheries & Parks /Rep & M	34.69	500.00	465.31	1,390.50	5,000.00	3,609.50	6,000.00

