

Kipling Klub Townhouses Association

Budget 2023 (Dues \$320.00 monthly)

	Jan - Dec 23
Income	
Income	
Assessments	337,920.00
Interest Income	84.00
Late Fees / Finance Charges	125.00
Comcast Incentive Program	5,000.00
Total Income	343,129.00
Total Income	343,129.00
Gross Profit	343,129.00
Expense	
Amortization Expense	1,036.97
Principle on Loan - Gutters	20,722.03
Grounds	
Recreational Facilities	
Pool Repairs	2,000.00
Pool Chemicals	2,800.00
Pool Contract	10,200.00
Total Recreational Facilities	15,000.00
Front Range Patrol	2,400.00
Grounds Maintenance	18,000.00
Gutter Cleaning	3,904.00
Landscaping/trees	2,400.00
Pest Management	1,200.00
Snow Removal	25,000.00
Total Grounds	67,904.00
Insurance	
Liability Insurance	96,000.00
Total Insurance	96,000.00
Licenses and Permits	39.00
Postage and Delivery	177.00
Printing and Reproduction	200.00
Professional Fees	
Tax Return	300.00
Total Professional Fees	300.00
Property Management	16,800.00
Repairs	
Fence Repairs	600.00
Gutters	900.00
Asphalt Repairs	900.00
Building Repairs	7,200.00
Lighting	1,200.00
Plumbing Repairs	900.00
Roof Repairs	1,200.00
Sprinkler Repairs	2,750.00
Total Repairs	15,650.00
Reserves	36,000.00
Utilities	
Gas and Electric	6,300.00
Trash Removal	18,000.00
Water and Sewer	64,000.00
Total Utilities	88,300.00
Total Expense	343,129.00
Net Income	0.00