

TETON SPRINGS CABIN SUB ASSOCIATION
STATEMENT OF REVENUES AND EXPENSES - CASH BASIS
2017 thru 9/30/17

	2017 Actuals 1/1-9/30/17	2017 Budget 1/1-9/30/17	Favorable/ (Unfavorable)	2017 Approved Undeveloped		2017 Approved Developed	2018 Proposed Undeveloped		2018 Proposed Developed
OPERATING REVENUES				\$ 495		\$ 788	\$ 495		\$ 788
Dues - Developed Cabins (51)	\$ 231,386	\$ 120,564	(33,223)	-		160,752	-		160,752
Dues - Undeveloped Cabins (97)	-	144,045	-	192,060		-	192,060		-
Finance Charges/Late Fees	516	-	516	-		-	-		-
Total Operating Revenue	231,902	264,609	(32,707)	192,060		160,752	192,060		160,752
					352,812			352,812	
OPERATING EXPENSES									
Annual Meeting Expense	-	-	-	150		-	150		-
Bank Fee & Commissions	33	225	192	300		-	300		-
CPA Accounting	-	-	-	500		-	500		-
Irrigation Fees	13,770	13,770	-	-		18,360	-		18,360
Irrigation Maintenance	4,724	3,500	(1,224)	3,500		-	3,500		-
Landscape Maintenance	59,204	62,500	3,296	75,000		-	75,000		-
* Mulch Rplcmt	-	-	-	-		-	-		-
Master Association Dues	124,320	124,320	-	165,760		-	165,760		-
Miscellaneous	245	-	(245)	-		-	-		-
Noxious Weed Control/Fertilization	14,225	14,000	(225)	14,000		-	14,000		-
Office Supplies & Postage	215	100	(115)	100		-	100		-
Snow Removal	36,400	40,000	3,600	-		40,000	-		40,000
Taxes	-	-	-	100		-	100		-
Waste & Trash Removal	-	-	-	500		-	500		-
Maintenance Reserve Deposits	27,938	27,938	-	37,250	(Cap.Rsv.Amt)	-	37,250	(Cap.Rsv.Amt)	-
Total Operating Expenses	281,074	286,353	5,279	297,160	*	58,360	297,160	*	58,360
Net Operating Income/(Expense)	\$ (49,172)	\$ (21,744)	(27,428)		(2,708)			(2,708)	

* Total Expense shared by ALL 148 lots

** Added total Expense shared by the 51 Developed lots

Maintenance Reserve Account - 2017

Opening Balance	\$ 363,196
Annual Deposits	27,938
Interest	277
Misc. Dep./Trsfers	-
Total	391,411
Expenses	-
Total	-
Net Maintenance Reserve Income/(Expense)	\$ 391,411

Bank Account Balances as of 10/17/17

Operating Account	\$ 202,079
Maintenance Reserve	\$ 391,411