

CASITAS DEL MONTE
STATEMENT OF REVENUES & EXPENSES
February 28, 2025

			88.2%				82.9%				87.5%				83.1%			
% OCCUPANCY																		
			Feb-25		Feb-25		Feb-25		Feb-25		Feb-25		Feb-25		Feb-25		Feb-25	
			PTD	ACPOR	%	Budget	BCPOR	%	Var	YTD	ACPOR	%	Budget	BCPOR	%	Var		
Revenue																		
4010	00	ROOM REVENUES	25,960		0	17,494		21.8%	8,466	65,766		33.5%	48,494		27.5%	17,272		
4017	00	HOA COMMISSION FOR RENTALS	20		0.0%	-		0.0%	20	144		0.1%	-		0.0%	144		
4025	00	BONUS TIME REVENUE	2,445		2.7%	1,000		1.2%	1,445	3,890		2.0%	2,000		1.1%	1,890		
4028	00	INTEREST INCOME-OPERATING	972		1.1%	1,145		1.4%	(173)	1,504		0.8%	2,097		1.2%	(593)		
4029	00	CC CONVENIENCE FEE	245		0.3%	403		0.5%	(158)	1,363		0.7%	1,200		0.7%	163		
4033	00	GUEST ACTIVITY REVENUE	-		0.0%	-		0.0%	-	-		0.0%	-		0.0%	-		
4038	00	MISCELLANEOUS INCOME	-		0.0%	-		0.0%	-	(0)		0.0%	-		0.0%	(0)		
4040	00	ASSESSMENT INCOME	61,759		67.2%	61,163		76.3%	596	122,922		62.7%	122,326		69.4%	597		
4041	00	BAD DEBT EXPENSE-ASSESSMENTS	(5,533)		-6.0%	(5,483)		-6.8%	(50)	(11,016)		-5.6%	(10,966)		-6.2%	(50)		
4041	01	BAD DEBT EXPENSE-HOA UNITS	-		0.0%	-		0.0%	-	-		0.0%	-		0.0%	-		
4042	00	DELINQUENT FEE INCOME	1,574		1.7%	1,300		1.6%	274	2,207		1.1%	1,450		0.8%	757		
4045	00	BAD DEBT RECOVERY	2,074		2.3%	167		0.2%	1,907	2,527		1.3%	334		0.2%	2,193		
4046	00	SALES PROCEEDS	-		0.0%	-		0.0%	-	1,000		0.5%	-		0.0%	1,000		
4060	00	CLEANING FEE REVENUE	-		0.0%	40		0.0%	(40)	-		0.0%	80		0.0%	(80)		
4090	00	PARKING FEE	2,425		2.6%	2,925		3.6%	(500)	5,850		3.0%	9,203		5.2%	(3,353)		
TOTAL REVENUE			91,941		100.0%	80,154		100.0%	11,788	196,156		100.0%	176,217		100.0%	19,939		
FRONT OFFICE EXPENSE																		
5010	00	SALARIES & WAGES	2,835	5.74	3.1%	1,729	3.73	2.2%	(1,106)	6,623	6.42	3.4%	3,508	3.58	2.0%	(3,115)		
5015	00	P/R RELATED	516	1.04	0.6%	465	1.00	0.6%	(51)	1,149	1.11	0.6%	944	0.96	0.5%	(206)		
5020	00	EMPLOYEE INCENTIVES	78	0.16	0.1%	60	0.13	0.1%	(18)	156	0.15	0.1%	120	0.12	0.1%	(36)		
5025	00	FRONT OFFICE EXPENSE	506	1.02	0.5%	100	0.22	0.1%	(406)	698	0.68	0.4%	200	0.20	0.1%	(498)		
5030	00	UNIFORMS & DRY CLEANING	-		0.0%	25	0.05	0.0%	25	-		0.0%	50	0.05	0.0%	50		
5035	00	COMPUTER EXPENSE	89	0.18	0.1%	70	0.15	0.1%	(19)	477	0.46	0.2%	140	0.14	0.1%	(337)		
5040	00	CASH OVER & SHORT	-		0.0%	10	0.02	0.0%	10	-		0.0%	20	0.02	0.0%	20		
5042	00	FRONT DESK-BAD DEBT EXPENSE	(484)	(0.98)	-0.5%	32	0.07	0.0%	516	(434)	(0.42)	-0.2%	64	0.07	0.0%	498		
5043	00	CREDIT CARD	590	1.19	0.6%	1,077	2.32	1.3%	487	1,671	1.62	0.9%	1,763	1.80	1.0%	91		
5044	00	GUEST RELATIONS	30	0.06	0.0%	100	0.22	0.1%	70	98	0.09	0.0%	200	0.20	0.1%	102		
5047	00	GUEST RELOCATION	-		0.0%	250	0.54	0.3%	250	-		0.0%	250	0.25	0.1%	250		
5049	00	BANK CHARGES/ANALYSIS FEES	215	0.43	0.2%	163	0.35	0.2%	(52)	414	0.40	0.2%	337	0.34	0.2%	(76)		
TOTAL FRONT OFFICE EXPENSE			4,375	8.86	4.8%	4,081	8.79	5.1%	(294)	10,853	10.52	5.5%	7,596	7.74	4.3%	(3,257)		

CASITAS DEL MONTE
STATEMENT OF REVENUES & EXPENSES
February 28, 2025

	88.2%			82.9%				87.5%			83.1%			
% OCCUPANCY														
	Feb-25	ACPOR	%	Feb-25	BCPOR	%	Var	Feb-25	ACPOR	%	Feb-25	BCPOR	%	Var
	PTD			Budget				YTD			Budget			
HOUSEKEEPING														
5110 00 SALARIES & WAGES	7,304	14.78	7.9%	9,382	20.22	11.7%	2,079	17,612	17.07	9.0%	20,024	20.41	11.4%	2,412
5112 00 SALARIES & WAGES - CONTRACT LABOR	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
5115 00 PAYROLL RELATED	2,186	4.43	2.4%	2,571	5.54	3.2%	385	4,741	4.59	2.4%	5,487	5.59	3.1%	746
5120 00 EMPLOYEE INCENTIVES	282	0.57	0.3%	150	0.32	0.2%	(132)	459	0.44	0.2%	300	0.31	0.2%	(159)
5125 00 LINEN REPLACEMENT	-	-	0.0%	250	0.54	0.3%	250	-	-	0.0%	950	0.97	0.5%	950
5130 00 LAUNDRY EXPENSE	3,229	6.54	3.5%	4,230	9.12	5.3%	1,001	8,110	7.86	4.1%	8,460	8.62	4.8%	350
5135 00 ROOM/GUEST SUPPLIES	1,716	3.47	1.9%	1,200	2.59	1.5%	(516)	2,750	2.66	1.4%	2,400	2.45	1.4%	(350)
5140 00 CLEANING SUPPLIES	1,016	2.06	1.1%	1,200	2.59	1.5%	184	1,566	1.52	0.8%	2,400	2.45	1.4%	834
5145 00 UNIFORMS & DRY CLEANING	-	-	0.0%	100	0.22	0.1%	100	-	-	0.0%	200	0.20	0.1%	200
5150 00 OFFICE EXPENSE	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
5155 00 GUEST AMENITIES	104	0.21	0.1%	250	0.54	0.3%	146	306	0.30	0.2%	500	0.51	0.3%	194
TOTAL HOUSEKEEPING	15,838	32.06	17.2%	19,333	41.67	24.1%	3,495	35,543	34.44	18.1%	40,721	41.51	23.1%	5,178
GUEST ACTIVITIES														
5262 00 GUEST ACTIVITIES	82	0.17	0.1%	-	-	0.0%	(82)	102	0.10	0.1%	-	-	0.0%	(102)
5272 00 OFFICE EXPENSE	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
5275 00 GAMES/EQUIPMENT	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
TOTAL GUEST ACTIVITIES	82	0.17	0.1%	-	-	0.0%	(82)	102	0.10	0.1%	-	-	0.0%	(102)
ADMINISTRATION														
5310 00 SALARIES & WAGES	11,219	22.71	12.2%	8,667	18.68	10.8%	(2,552)	23,092	22.38	11.8%	19,333	19.71	11.0%	(3,759)
5312 00 PAYROLL RELATED	1,826	3.70	2.0%	1,551	3.34	1.9%	(275)	3,980	3.86	2.0%	3,461	3.53	2.0%	(520)
5314 00 EMPLOYEE INCENTIVES	-	-	0.0%	105	0.23	0.1%	105	-	-	0.0%	210	0.21	0.1%	210
5316 00 TRAVEL/ANNUAL MEETING	767	1.55	0.8%	471	1.01	0.6%	(296)	789	0.76	0.4%	676	0.69	0.4%	(113)
5330 00 OFFICE EXPENSE	-	-	0.0%	111	0.24	0.1%	111	413	0.40	0.2%	222	0.23	0.1%	(191)
5335 00 COLLECTION EXPENSE	184	0.37	0.2%	92	0.20	0.1%	(92)	184	0.18	0.1%	104	0.11	0.1%	(80)
5337 00 ACCT/BOOKKEEPING FEES	2,115	4.28	2.3%	1,629	3.51	2.0%	(486)	4,431	4.29	2.3%	3,575	3.64	2.0%	(856)
5340 00 COMPUTER SERVICES	485	0.98	0.5%	221	0.48	0.3%	(265)	485	0.47	0.2%	358	0.36	0.2%	(128)
5346 00 PRINTING/POSTAGE	675	1.37	0.7%	152	0.33	0.2%	(523)	2,069	2.00	1.1%	1,867	1.90	1.1%	(201)
5347 00 NEWSLETTER/POSTAGE	-	-	0.0%	155	0.33	0.2%	155	-	-	0.0%	310	0.32	0.2%	310
5348 00 TRAINING	-	-	0.0%	105	0.23	0.1%	105	-	-	0.0%	360	0.37	0.2%	360
5349 00 HUMAN RESOURCES	133	0.27	0.1%	431	0.93	0.5%	298	710	0.69	0.4%	862	0.88	0.5%	152
5350 00 MISCELLANEOUS	-	-	0.0%	25	0.05	0.0%	25	-	-	0.0%	50	0.05	0.0%	50
5358 00 SEMINARS & WORKSHOPS	-	-	0.0%	270	0.58	0.3%	270	597	0.58	0.3%	292	0.30	0.2%	(306)
5048 00 PAYROLL PROCESSING FEES	480	0.97	0.5%	558	1.20	0.7%	78	1,328	1.29	0.7%	1,116	1.14	0.6%	(212)
TOTAL ADMINISTRATION	17,885	36.20	19.5%	14,542	31.34	18.1%	(3,343)	38,079	36.90	19.4%	32,796	33.43	18.6%	(5,283)

CASITAS DEL MONTE
STATEMENT OF REVENUES & EXPENSES
February 28, 2025

% OCCUPANCY	88.2%			82.9%				87.5%			83.1%			
	Feb-25 PTD	ACPOR	%	Feb-25 Budget	BCPOR	%	Var	Feb-25 YTD	ACPOR	%	Feb-25 Budget	BCPOR	%	Var
SALES & ADVERTISING														
5425 00 ADVERTISING/PRINTING	946	1.91	1.0%	1,171	2.52	1.5%	225	2,084	2.02	1.1%	2,555	2.60	1.4%	470
5460 00 TRAVEL AGENT COMMISSIONS	5,672	11.48	6.2%	5,283	11.39	6.6%	(389)	16,115	15.62	8.2%	14,078	14.35	8.0%	(2,036)
TOTAL SALES & ADVERTISING	6,618	13.40	7.2%	6,455	13.91	8.1%	(164)	18,199	17.63	9.3%	16,633	16.96	9.4%	(1,566)
REPAIRS & MAINTENANCE														
5510 00 SALARIES & WAGES	4,463	9.03	4.9%	5,016	10.81	6.3%	553	8,672	8.40	4.4%	11,032	11.25	6.3%	2,360
5515 00..(PAYROLL RELATED	699	1.41	0.8%	998	2.15	1.2%	299	1,410	1.37	0.7%	2,195	2.24	1.2%	786
5520 00 EMPLOYEE INCENTIVES	60	0.12	0.1%	50	0.11	0.1%	(10)	104	0.10	0.1%	100	0.10	0.1%	(4)
5525 00 MECHANICAL REPAIRS	-	-	0.0%	500	1.08	0.6%	500	197	0.19	0.1%	1,000	1.02	0.6%	803
5527 00 ELECTRICAL	(242)	(0.49)	-0.3%	186	0.40	0.2%	428	(4)	(0.00)	0.0%	372	0.38	0.2%	376
5530 00 GAMES/EQUIP	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
5535 00 BUILDING	84	0.17	0.1%	191	0.41	0.2%	107	84	0.08	0.0%	841	0.86	0.5%	757
5550 00 PAINTING/DECORATING	21	0.04	0.0%	264	0.57	0.3%	243	141	0.14	0.1%	264	0.27	0.1%	123
5555 00 PLUMBING	244	0.49	0.3%	343	0.74	0.4%	99	411	0.40	0.2%	458	0.47	0.3%	48
5560 00 FURNITURE & FIXTURES	65	0.13	0.1%	150	0.32	0.2%	85	401	0.39	0.2%	300	0.31	0.2%	(101)
5570 00 ELEVATORS	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
5575 00 POOL/JACUZZI	2,650	5.36	2.9%	500	1.08	0.6%	(2,150)	2,650	2.57	1.4%	1,000	1.02	0.6%	(1,650)
5580 00 TRASH REMOVAL	970	1.96	1.1%	972	2.09	1.2%	2	1,941	1.88	1.0%	1,944	1.98	1.1%	3
5585 00 PEST CONTROL	200	0.40	0.2%	366	0.79	0.5%	166	200	0.19	0.1%	732	0.75	0.4%	532
5590 00 UNIFORMS	-	-	0.0%	25	0.05	0.0%	25	-	-	0.0%	50	0.05	0.0%	50
5594 00 SHOP SUPPLIES	-	-	0.0%	60	0.13	0.1%	60	57	0.06	0.0%	120	0.12	0.1%	63
5597 00 DUES/LICENSES	-	-	0.0%	-	-	0.0%	-	1,234	1.20	0.6%	1,087	1.11	0.6%	(147)
5598 00 TELEPHONE REPAIR	-	-	0.0%	50	0.11	0.1%	50	-	-	0.0%	100	0.10	0.1%	100
TOTAL REPAIRS & MAINTENANCE	9,213	18.65	10.0%	9,671	20.84	12.1%	458	17,498	16.96	8.9%	21,596	22.01	12.3%	4,098

CASITAS DEL MONTE
STATEMENT OF REVENUES & EXPENSES
February 28, 2025

% OCCUPANCY	88.2%			82.9%				87.5%			83.1%			
	Feb-25 PTD	ACPOR	%	Feb-25 Budget	BCPOR	%	Var	Feb-25 YTD	ACPOR	%	Feb-25 Budget	BCPOR	%	Var
SAFETY & SECURITY														
8404 00 SECURITY	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
5789 00 EQUIPMENT SAFETY	980	1.98	1.1%	35	0.08	0.0%	(945)	2,214	2.15	1.1%	1,670	1.70	0.9%	(544)
TOTAL SAFETY & SECURITY	980	1.98	1.1%	35	0.08	0.0%	(945)	2,214	2.15	1.1%	1,670	1.70	0.9%	(544)
LANDSCAPING														
5610 00 LANDSCAPE CONTRACTS	2,500	5.06	2.7%	2,700	5.82	3.4%	200	5,000	4.84	2.5%	5,400	5.50	3.1%	400
5630 00 LANDSCAPE SUPPLIES	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
TOTAL LANDSCAPING	2,500	5.06	2.7%	2,700	5.82	3.4%	200	5,000	4.84	2.5%	5,400	5.50	3.1%	400
TELEPHONE & UTILITIES														
5650 00 TELEPHONE	371	0.75	0.4%	336	0.72	0.4%	(35)	742	0.72	0.4%	672	0.69	0.4%	(70)
5710 00 TELEVISION	1,240	2.51	1.3%	1,209	2.61	1.5%	(31)	2,481	2.40	1.3%	2,418	2.46	1.4%	(63)
5715 00 WIRELESS INTERNET	587	1.19	0.6%	542	1.17	0.7%	(45)	1,104	1.07	0.6%	1,084	1.10	0.6%	(20)
5720 00 ELECTRICITY	2,574	5.21	2.8%	3,233	6.97	4.0%	659	4,944	4.79	2.5%	6,244	6.36	3.5%	1,300
5725 00 GAS	265	0.54	0.3%	3,066	6.61	3.8%	2,801	6,272	6.08	3.2%	8,989	9.16	5.1%	2,717
5730 00 WATER & SEWAGE	1,000	2.02	1.1%	847	1.83	1.1%	(153)	1,634	1.58	0.8%	1,682	1.71	1.0%	48
TOTAL TELEPHONE & UTILITIES	6,037	12.22	6.6%	9,233	19.90	11.5%	3,196	17,177	16.64	8.8%	21,089	21.50	12.0%	3,912
FIXED EXPENSES														
8401 00 MANAGEMENT FEES	10,574	21.41	11.5%	9,239	19.91	11.5%	(1,335)	22,154	21.47	11.3%	20,069	20.46	11.4%	(2,085)
8402 00 ASSESSMENT BILLING	610	1.23	0.7%	559	1.20	0.7%	(51)	1,220	1.18	0.6%	1,118	1.14	0.6%	(102)
8403 00 LEGAL/PROFESSIONAL	100	0.20	0.1%	416	0.90	0.5%	316	100	0.10	0.1%	832	0.85	0.5%	732
8411 00 CC FEES OPS ASSESSMENTS	1,794	3.63	2.0%	1,097	2.36	1.4%	(697)	3,728	3.61	1.9%	2,337	2.38	1.3%	(1,391)
8415 00 PROPERTY TAX	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
8416 00 INCOME TAX	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
8420 00 INSURANCE	6,268	12.69	6.8%	7,510	16.19	9.4%	1,242	12,537	12.15	6.4%	15,020	15.31	8.5%	2,483
8427 00 FORECLOSURE EXPENSE	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
TOTAL FIXED EXPENSES	19,347	39.16	21.0%	18,821	40.56	23.5%	(526)	39,739	38.51	20.3%	39,376	40.14	22.3%	(363)
TOTAL EXPENSES	82,874	167.76	90.1%	84,871	182.91	105.9%	1,997	184,405	178.69	94.0%	186,877	190.50	106.0%	2,472
NET INCOME FROM OPERATIONS	9,067		9.9%	(4,717)		-5.9%	13,785	11,752		6.0%	(10,659)		-6.0%	22,411

CASITAS DEL MONTE
STATEMENT OF REVENUES & EXPENSES
February 28, 2025

% OCCUPANCY	88.2%			82.9%			87.5%			83.1%				
	Feb-25 PTD	ACPOR	%	Feb-25 Budget	BCPOR	%	Var	Feb-25 YTD	ACPOR	%	Feb-25 Budget	BCPOR	%	Var
RESERVE INCOME														
95900 000 RESERVES - INCOME	6,848		94.4%	6,755			93	13,603		94.7%	13,509			93
95910 000 INSURANCE PROCEEDS	-		0.0%	-			-	-		0.0%	-			-
99705 000 RESERVES - INTEREST REVENUE	193		2.7%	-			193	413		2.9%	-			413
99710 000 RESERVES - BAD DEBT RECOVERY	216		3.0%	-			216	355		2.5%	-			355
TOTAL RESERVE INCOME	7,257		100.0%	6,755			503	14,371		100.0%	13,509			861
RESERVE EXPENSES														
95800 000 RESERVES - FF&E /CN EXPENSES	-		0.0%	-			-	-		0.0%	-			-
95801 000 RESERVE MGMT FEE	-		0.0%	-			-	-		0.0%	-			-
99600 000 RESERVES - BAD DEBT EXPENSE	611		8.4%	605			(6)	1,217		8.5%	1,210			(6)
99649 000 RESERVES - BANK FEES	223		3.1%	-			(223)	424		3.0%	-			(424)
99620 000 RESERVES - CC FEES	199		2.7%	-			(199)	414		2.9%	-			(414)
99625 000 RESERVES - LOAN INTEREST EXPENSE	-		0.0%	-			-	-		0.0%	-			-
TOTAL RESERVE FUND ACTIVITY	1,034		14.2%	605			(428)	2,055		14.3%	1,210			(844)
RESERVE FUND NET INCOME	6,224		85.8%	6,149			74	12,316		85.7%	12,299			17