

CASITAS DEL MONTE
STATEMENT OF REVENUES & EXPENSES
May 31, 2024

			77.1%	96.5%			86.1%			91.7%						
% OCCUPANCY																
			May-24			May-24			May-24			May-24				
			PTD	BCPOR	%	Budget	BCPOR	%	Var	YTD	BCPOR	%	Budget	BCPOR	%	Var
Revenue																
4010	00	ROOM REVENUES	14,069		0	16,110		23.7%	(2,041)	120,495		30.6%	146,198		36.2%	(25,703)
4017	00	HOA COMMISSION FOR RENTALS	-		0.0%	-		0.0%	-	667		0.2%	-		0.0%	667
4025	00	BONUS TIME REVENUE	3,390		4.7%	4,375		6.4%	(985)	11,451		2.9%	9,975		2.5%	1,476
4028	00	INTEREST INCOME-OPERATING	492		0.7%	-		0.0%	492	4,315		1.1%	-		0.0%	4,315
4029	00	CC CONVENIENCE FEE	118		0.2%	-		0.0%	118	1,665		0.4%	-		0.0%	1,665
4033	00	GUEST ACTIVITY REVENUE	-		0.0%	-		0.0%	-	-		0.0%	-		0.0%	-
4038	00	MISCELLANEOUS INCOME	(0)		0.0%	600		0.9%	(600)	(35)		0.0%	3,700		0.9%	(3,735)
4040	00	ASSESSMENT INCOME	52,191		72.0%	52,505		77.2%	(314)	261,897		66.6%	262,527		65.1%	(630)
4041	00	BAD DEBT EXPENSE-ASSESSMENTS	(2,823)		-3.9%	(8,836)		-13.0%	6,013	(31,979)		-8.1%	(44,179)		-11.0%	12,200
4041	01	BAD DEBT EXPENSE-HOA UNITS	-		0.0%	-		0.0%	-	-		0.0%	-		0.0%	-
4042	00	DELINQUENT FEE INCOME	173		0.2%	750		1.1%	(577)	3,717		0.9%	3,750		0.9%	(33)
4045	00	BAD DEBT RECOVERY	1,070		1.5%	-		0.0%	1,070	8,355		2.1%	-		0.0%	8,355
4046	00	SALES PROCEEDS	1,888		2.6%	-		0.0%	1,888	1,888		0.5%	-		0.0%	1,888
4090	00	PARKING FEE	1,925		2.7%	2,498		3.7%	(573)	10,925		2.8%	21,375		5.3%	(10,450)
TOTAL REVENUE			72,492		100.0%	68,002		100.0%	4,490	393,361		100.0%	403,346		100.0%	(9,985)
FRONT OFFICE EXPENSE																
5010	00	SALARIES & WAGES	5,465	11.43	7.5%	4,669	7.81	6.9%	(796)	26,846	10.26	6.8%	23,188	8.32	5.7%	(3,658)
5015	00..(P/R RELATED	866	1.81	1.2%	854	1.43	1.3%	(12)	4,742	1.81	1.2%	4,243	1.52	1.1%	(498)
5020	00	EMPLOYEE INCENTIVES	82	0.17	0.1%	-	-	0.0%	(82)	420	0.16	0.1%	-	-	0.0%	(420)
5025	00	FRONT OFFICE EXPENSE	220	0.46	0.3%	440	0.74	0.6%	220	1,173	0.45	0.3%	900	0.32	0.2%	(273)
5030	00	UNIFORMS & DRY CLEANING	-	-	0.0%	-	-	0.0%	-	595	0.23	0.2%	-	-	0.0%	(595)
5035	00	COMPUTER EXPENSE	-	-	0.0%	100	0.17	0.1%	100	250	0.10	0.1%	175	0.06	0.0%	(75)
5040	00	CASH OVER & SHORT	-	-	0.0%	-	-	0.0%	-	88	0.03	0.0%	-	-	0.0%	(88)
5042	00	FRONT DESK-BAD DEBT EXPENSE	46	0.10	0.1%	25	0.04	0.0%	(21)	217	0.08	0.1%	125	0.04	0.0%	(92)
5043	00	CREDIT CARD	828	1.73	1.1%	955	1.60	1.4%	127	2,666	1.02	0.7%	3,844	1.38	1.0%	1,178
5044	00	GUEST RELATIONS	-	-	0.0%	50	0.08	0.1%	50	162	0.06	0.0%	250	0.09	0.1%	88
5047	00	GUEST RELOCATION	-	-	0.0%	-	-	0.0%	-	395	0.15	0.1%	-	-	0.0%	(395)
5045	00	MISCELLANEOUS EXP	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
5049	00	BANK CHARGES/ANALYSIS FEES	211	0.44	0.3%	100	0.17	0.1%	(111)	887	0.34	0.2%	500	0.18	0.1%	(387)
TOTAL FRONT OFFICE EXPENSE			7,718	16.15	10.6%	7,193	12.03	10.6%	(525)	38,442	14.69	9.8%	33,225	11.92	8.2%	(5,216)

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	May-24			May-24			May-24			May-24				
	PTD	ACPOR	%	Budget	BCPOR	%	Var	YTD	ACPOR	%	Budget	BCPOR	%	Var
HOUSEKEEPING														
5110 00 SALARIES & WAGES	9,732	20.36	13.4%	9,585	16.03	14.1%	(147)	69,618	26.60	17.7%	48,819	17.52	12.1%	(20,799)
5112 00 SALARIES & WAGES - CONTRACT LABOR	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
5115 00 PAYROLL RELATED	2,761	5.78	3.8%	1,467	2.45	2.2%	(1,295)	18,912	7.23	4.8%	7,469	2.68	1.9%	(11,443)
5120 00 EMPLOYEE INCENTIVES	241	0.50	0.3%	85	0.14	0.1%	(156)	1,518	0.58	0.4%	425	0.15	0.1%	(1,093)
5125 00 LINEN REPLACEMENT	581	1.22	0.8%	-	-	0.0%	(581)	14,147	5.41	3.6%	200	0.07	0.0%	(13,947)
5130 00 LAUNDRY EXPENSE	4,539	9.50	6.3%	3,000	5.02	4.4%	(1,539)	19,999	7.64	5.1%	15,000	5.38	3.7%	(4,999)
5135 00 ROOM/GUEST SUPPLIES	990	2.07	1.4%	100	0.17	0.1%	(890)	8,304	3.17	2.1%	900	0.32	0.2%	(7,404)
5140 00 CLEANING SUPPLIES	234	0.49	0.3%	1,958	3.27	2.9%	1,724	4,075	1.56	1.0%	10,958	3.93	2.7%	6,884
5145 00 UNIFORMS & DRY CLEANING	-	-	0.0%	-	-	0.0%	-	1,445	0.55	0.4%	-	-	0.0%	(1,445)
5150 00 OFFICE EXPENSE	52	0.11	0.1%	75	0.13	0.1%	23	210	0.08	0.1%	425	0.15	0.1%	215
5155 00 GUEST AMENITIES	-	-	0.0%	300	0.50	0.4%	300	1,745	0.67	0.4%	1,904	0.68	0.5%	159
TOTAL HOUSEKEEPING	19,131	40.02	26.4%	16,570	27.71	24.4%	(2,560)	139,973	53.49	35.6%	86,100	30.89	21.3%	(53,873)
GUEST ACTIVITIES														
5262 00 GUEST ACTIVITIES	-	-	0.0%	100	0.17	0.1%	100	331	0.13	0.1%	800	0.29	0.2%	469
5272 00 OFFICE EXPENSE	-	-	0.0%	75	0.13	0.1%	75	-	-	0.0%	375	0.13	0.1%	375
5275 00 GAMES/EQUIPMENT	-	-	0.0%	45	0.08	0.1%	45	-	-	0.0%	225	0.08	0.1%	225
TOTAL GUEST ACTIVITIES	-	-	0.0%	220	0.37	0.3%	220	331	0.13	0.1%	1,400	0.50	0.3%	1,069
ADMINISTRATION														
5310 00 SALARIES & WAGES	8,305	17.38	11.5%	4,467	7.47	6.6%	(3,839)	20,541	7.85	5.2%	22,333	8.01	5.5%	1,792
5312 00 PAYROLL RELATED	1,261	2.64	1.7%	683	1.14	1.0%	(578)	3,905	1.49	1.0%	3,417	1.23	0.8%	(488)
5314 00 EMPLOYEE INCENTIVES	50	0.10	0.1%	-	-	0.0%	(50)	508	0.19	0.1%	500	0.18	0.1%	(8)
5316 00 TRAVEL/ANNUAL MEETING	166	0.35	0.2%	333	0.56	0.5%	167	4,627	1.77	1.2%	4,415	1.58	1.1%	(212)
5330 00 OFFICE EXPENSE	-	-	0.0%	85	0.14	0.1%	85	231	0.09	0.1%	475	0.17	0.1%	244
5335 00 COLLECTION EXPENSE	21	0.04	0.0%	-	-	0.0%	(21)	117	0.04	0.0%	-	-	0.0%	(117)
5337 00 ACCT/BOOKKEEPING FEES	1,657	3.47	2.3%	1,657	2.77	2.4%	-	9,513	3.64	2.4%	9,552	3.43	2.4%	39
5340 00 COMPUTER SERVICES	-	-	0.0%	375	0.63	0.6%	375	709	0.27	0.2%	1,875	0.67	0.5%	1,166
5346 00 PRINTING/POSTAGE	697	1.46	1.0%	250	0.42	0.4%	(447)	5,319	2.03	1.4%	1,250	0.45	0.3%	(4,069)
5347 00 NEWSLETTER/POSTAGE	-	-	0.0%	-	-	0.0%	-	1,084	0.41	0.3%	-	-	0.0%	(1,084)
5348 00 TRAINING	450	0.94	0.6%	-	-	0.0%	(450)	450	0.17	0.1%	-	-	0.0%	(450)
5349 00 HUMAN RESOURCES	849	1.78	1.2%	-	-	0.0%	(849)	2,347	0.90	0.6%	-	-	0.0%	(2,347)
5350 00 MISCELLANEOUS	-	-	0.0%	-	-	0.0%	-	76	0.03	0.0%	-	-	0.0%	(76)
5358 00 SEMINARS & WORKSHOPS	24	0.05	0.0%	-	-	0.0%	(24)	1,118	0.43	0.3%	-	-	0.0%	(1,118)
5048 00 PAYROLL PROCESSING FEES	469	0.98	0.6%	-	-	0.0%	(469)	2,808	1.07	0.7%	-	-	0.0%	(2,808)
TOTAL ADMINISTRATION	13,950	29.18	19.2%	7,850	13.13	11.5%	(6,100)	53,353	20.39	13.6%	43,817	15.72	10.9%	(9,536)

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	May-24 PTD	ACPOR	%	May-24 Budget	BCPOR	%	Var	May-24 YTD	ACPOR	%	May-24 Budget	BCPOR	%	Var
SALES & ADVERTISING														
5425 00 ADVERTISING/PRINTING	892	1.87	1.2%	1,066	1.78	1.6%	174	4,732	1.81	1.2%	5,328	1.91	1.3%	595
5460 00 TRAVEL AGENT COMMISSIONS	5,050	10.57	7.0%	4,852	8.11	7.1%	(198)	36,542	13.96	9.3%	41,329	14.83	10.2%	4,788
TOTAL SALES & ADVERTISING	5,942	12.43	8.2%	5,918	9.90	8.7%	(24)	41,274	15.77	10.5%	46,657	16.74	11.6%	5,383
REPAIRS & MAINTENANCE														
5510 00 SALARIES & WAGES	5,313	11.12	7.3%	5,819	9.73	8.6%	506	24,637	9.41	6.3%	25,515	9.16	6.3%	878
5515 00..(PAYROLL RELATED	843	1.76	1.2%	1,065	1.78	1.6%	221	4,286	1.64	1.1%	4,669	1.68	1.2%	383
5520 00 EMPLOYEE INCENTIVES	41	0.09	0.1%	-	-	0.0%	(41)	244	0.09	0.1%	-	-	0.0%	(244)
5525 00 MECHANICAL REPAIRS	-	-	0.0%	-	-	0.0%	-	5,925	2.26	1.5%	400	0.14	0.1%	(5,525)
5527 00 ELECTRICAL	308	0.64	0.4%	-	-	0.0%	(308)	694	0.27	0.2%	1,200	0.43	0.3%	506
5530 00 GAMES/EQUIP	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
5535 00 BUILDING	174	0.36	0.2%	200	0.33	0.3%	26	587	0.22	0.1%	1,000	0.36	0.2%	413
5550 00 PAINTING/DECORATING	91	0.19	0.1%	-	-	0.0%	(91)	410	0.16	0.1%	-	-	0.0%	(410)
5555 00 PLUMBING	1,146	2.40	1.6%	80	0.13	0.1%	(1,066)	1,816	0.69	0.5%	420	0.15	0.1%	(1,396)
5560 00 FURNITURE & FIXTURES	28	0.06	0.0%	-	-	0.0%	(28)	976	0.37	0.2%	-	-	0.0%	(976)
5570 00 ELEVATORS	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
5575 00 POOL/JACUZZI	6,200	12.97	8.6%	500	0.84	0.7%	(5,700)	18,182	6.95	4.6%	2,500	0.90	0.6%	(15,682)
5580 00 TRASH REMOVAL	926	1.94	1.3%	800	1.34	1.2%	(126)	5,698	2.18	1.4%	4,000	1.44	1.0%	(1,698)
5585 00 PEST CONTROL	178	0.37	0.2%	125	0.21	0.2%	(53)	376	0.14	0.1%	625	0.22	0.2%	249
5590 00 UNIFORMS	-	-	0.0%	-	-	0.0%	-	210	0.08	0.1%	-	-	0.0%	(210)
5594 00 SHOP SUPPLIES	109	0.23	0.2%	-	-	0.0%	(109)	521	0.20	0.1%	-	-	0.0%	(521)
5597 00 DUES/LICENSES	-	-	0.0%	775	1.30	1.1%	775	1,036	0.40	0.3%	1,575	0.57	0.4%	539
5598 00 TELEPHONE REPAIR	-	-	0.0%	-	-	0.0%	-	2,160	0.83	0.5%	100	0.04	0.0%	(2,060)
TOTAL REPAIRS & MAINTENANCE	15,357	32.13	21.2%	9,364	15.66	13.8%	(5,993)	67,759	25.89	17.2%	42,005	15.07	10.4%	(25,754)

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SAFETY & SECURITY														
8404 00 SECURITY	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
5789 00 EQUIPMENT SAFETY	35	0.07	0.0%	-	-	0.0%	(35)	2,499	0.95	0.6%	-	-	0.0%	(2,499)
TOTAL SAFETY & SECURITY	35	0.07	0.0%	-	-	0.0%	(35)	2,499	0.95	0.6%	-	-	0.0%	(2,499)
LANDSCAPING														
5610 00 LANDSCAPE CONTRACTS	2,450	5.13	3.4%	2,554	4.27	3.8%	104	14,700	5.62	3.7%	12,771	4.58	3.2%	(1,929)
5630 00 LANDSCAPE SUPPLIES	-	-	0.0%	238	0.40	0.3%	238	20	0.01	0.0%	1,188	0.43	0.3%	1,168
TOTAL LANDSCAPING	2,450	5.13	3.4%	2,792	4.67	4.1%	342	14,720	5.62	3.7%	13,958	5.01	3.5%	(762)
TELEPHONE & UTILITIES														
5650 00 TELEPHONE	320	0.67	0.4%	249	0.42	0.4%	(71)	878	0.34	0.2%	1,245	0.45	0.3%	367
5710 00 TELEVISION	1,151	2.41	1.6%	1,750	2.93	2.6%	599	7,169	2.74	1.8%	8,750	3.14	2.2%	1,581
5715 00 WIRELESS INTERNET	517	1.08	0.7%	275	0.46	0.4%	(242)	1,212	0.46	0.3%	1,375	0.49	0.3%	163
5720 00 ELECTRICITY	2,097	4.39	2.9%	3,400	5.69	5.0%	1,303	14,030	5.36	3.6%	15,733	5.65	3.9%	1,703
5725 00 GAS	651	1.36	0.9%	900	1.51	1.3%	249	13,247	5.06	3.4%	8,250	2.96	2.0%	(4,997)
5730 00 WATER & SEWAGE	1,242	2.60	1.7%	1,100	1.84	1.6%	(142)	4,718	1.80	1.2%	6,700	2.40	1.7%	1,982
TOTAL TELEPHONE & UTILITIES	5,978	12.51	8.2%	7,674	12.83	11.3%	1,696	41,254	15.76	10.5%	42,053	15.09	10.4%	800
FIXED EXPENSES														
8401 00 MANAGEMENT FEES	8,286	17.33	11.4%	8,286	13.86	12.2%	-	47,565	18.18	12.1%	47,763	17.14	11.8%	198
8402 00 ASSESSMENT BILLING	538	1.13	0.7%	-	-	0.0%	(538)	2,691	1.03	0.7%	-	-	0.0%	(2,691)
8403 00 LEGAL/PROFESSIONAL	2,185	4.57	3.0%	271	0.45	0.4%	(1,914)	2,185	0.83	0.6%	1,354	0.49	0.3%	(831)
8411 00 CC FEES OPS ASSESSMENTS	172	0.36	0.2%	451	0.75	0.7%	279	3,118	1.19	0.8%	5,838	2.09	1.4%	2,720
8415 00 PROPERTY TAX	(30)	(0.06)	0.0%	67	0.11	0.1%	97	5,026	1.92	1.3%	333	0.12	0.1%	(4,693)
8416 00 INCOME TAX	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
8420 00 INSURANCE	533	1.11	0.7%	3,874	6.48	5.7%	3,341	25,305	9.67	6.4%	19,368	6.95	4.8%	(5,938)
8427 00 FORECLOSURE EXPENSE	-	-	0.0%	-	-	0.0%	-	-	-	0.0%	-	-	0.0%	-
TOTAL FIXED EXPENSES	11,684	24.44	16.1%	12,948	21.65	19.0%	1,264	85,890	32.82	21.8%	74,656	26.79	18.5%	(11,234)
TOTAL EXPENSES	82,246	172.06	113.5%	70,529	117.94	103.7%	(11,717)	485,495	185.52	123.4%	383,873	137.74	95.2%	(101,622)
NET INCOME FROM OPERATIONS	(9,754)		-13.5%	(2,527)		-3.7%	(7,227)	(92,134)		-23.4%	19,473		4.8%	(111,607)

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RESERVE INCOME														
95900 000 RESERVES - INCOME	5,985		83.2%	6,021			(36)	30,033		60.1%	30,105			(72)
95910 000 INSURANCE PROCEEDS	-		0.0%	-			-	15,354		30.7%	-			15,354
99705 000 RESERVES - INTEREST REVENUE	1,210		16.8%	-			1,210	4,577		9.2%	-			4,577
99710 000 RESERVES - BAD DEBT RECOVERY	-		0.0%	-			-	-		0.0%	-			-
TOTAL RESERVE INCOME	7,195		100.0%	6,021			1,174	49,964		100.0%	30,105			19,859
RESERVE EXPENSES														
95800 000 RESERVES - FF&E /CN EXPENSES	-		0.0%	-			-	-		0.0%	-			-
99600 000 RESERVES - BAD DEBT EXPENSE	-		0.0%	909			909	-		0.0%	4,546			4,546
99649 000 RESERVES - BANK FEES	129		1.8%	-			(129)	444		0.9%	-			(444)
99620 000 RESERVES - CC FEES	19		0.3%	-			(19)	346		0.7%	-			(346)
99625 000 RESERVES - LOAN INTEREST EXPENSE	-		0.0%	-			-	-		0.0%	-			-
TOTAL RESERVE FUND ACTIVITY	148		2.1%	909			761	791		1.6%	4,546			3,755
RESERVE FUND NET INCOME	7,046		97.9%	5,112			1,935	49,173		98.4%	25,559			23,614