

Budget Detail

Rocktown Realty, LLC

Properties: Cedar Point Townes Community - Cedar Point Lane Rockingham, VA 22802

Period Range: Jan 2024 to Dec 2024

Consolidate: No

GL Account Map: None - use master chart of accounts

Include Zero Balance GL Accounts: No

Account Name	Jan 2024	Feb 2024	Mar 2024	Apr 2024	May 2024	Jun 2024	Jul 2024	Aug 2024	Sep 2024	Oct 2024	Nov 2024	Dec 2024	Total
Cedar Point Townes Community - Cedar Point Lane Rockingham, VA 22802 - Cedar Point 2024 Budget													
Income													
Operating Income													
HOA/POA Dues	6,480.00	6,480.00	6,480.00	6,480.00	6,480.00	6,480.00	7,290.00	7,290.00	7,290.00	7,290.00	7,290.00	7,290.00	82,620.00
Fines	0.00	0.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	500.00
Total Operating Income	6,480.00	6,480.00	6,530.00	6,530.00	6,530.00	6,530.00	7,340.00	7,340.00	7,340.00	7,340.00	7,340.00	7,340.00	83,120.00
Other Income													
Interest Income	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00	2,000.00
Total Other Income	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00	2,000.00
Total Budgeted Income	6,480.00	6,480.00	6,530.00	6,530.00	6,530.00	6,530.00	7,340.00	7,340.00	7,340.00	7,340.00	7,340.00	9,340.00	85,120.00
Expense													
Operating Expenses													
Snow Removal	1,200.00	1,200.00	600.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00	4,000.00
Landscape Main. - Contract	1,066.67	1,066.67	1,066.67	1,066.67	1,066.67	1,066.67	1,066.67	1,066.67	1,066.66	1,066.66	1,066.66	1,066.66	12,800.00
Retention Pond Maintenance	0.00	0.00	3,100.00	0.00	0.00	0.00	0.00	4,585.00	0.00	0.00	0.00	0.00	7,685.00
Trash Disposal - Contract	1,004.17	1,004.17	1,004.17	1,004.17	1,004.17	1,004.17	1,004.17	1,004.17	1,094.57	1,094.57	1,094.57	1,094.57	12,411.64
Total Operating Expenses	3,270.84	3,270.84	5,770.84	2,070.84	2,070.84	2,070.84	2,070.84	6,655.84	2,161.23	2,161.23	2,161.23	3,161.23	36,896.64
Insurance													
Liability Insurance	0.00	0.00	0.00	0.00	0.00	0.00	0.00	425.00	0.00	0.00	0.00	0.00	425.00
Total Insurance	0.00	0.00	0.00	0.00	0.00	0.00	0.00	425.00	0.00	0.00	0.00	0.00	425.00
Professional Fees													

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Account Name	Jan 2024	Feb 2024	Mar 2024	Apr 2024	May 2024	Jun 2024	Jul 2024	Aug 2024	Sep 2024	Oct 2024	Nov 2024	Dec 2024	Total
Accounting	0.00	0.00	0.00	300.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	300.00
Total Professional Fees	0.00	0.00	0.00	300.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	300.00
Management Fees													
Management fees	891.00	891.00	891.00	891.00	891.00	891.00	891.00	891.00	891.00	891.00	891.00	891.00	10,692.00
Total Management Fees	891.00	891.00	891.00	891.00	891.00	891.00	891.00	891.00	891.00	891.00	891.00	891.00	10,692.00
Administrative Expenses													
Meetings	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	230.00	0.00	0.00	0.00	230.00
Licenses, Fees, & Taxes	0.00	0.00	0.00	82.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	82.00
Supplies/ Copying/ Postage Expense	0.00	10.00	0.00	0.00	10.00	0.00	0.00	10.00	0.00	0.00	10.00	0.00	40.00
Total Administrative Expenses	0.00	10.00	0.00	82.00	10.00	0.00	0.00	10.00	230.00	0.00	10.00	0.00	352.00
Taxes													
State Taxes	0.00	0.00	0.00	0.00	150.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	150.00
Federal Taxes	0.00	0.00	0.00	0.00	350.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	350.00
Total Taxes	0.00	0.00	0.00	0.00	500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	500.00
Utilities													
Electricity	16.25	16.25	16.25	16.25	16.25	16.25	16.25	16.25	16.25	16.25	16.25	16.25	195.00
Total Utilities	16.25	16.25	16.25	16.25	16.25	16.25	16.25	16.25	16.25	16.25	16.25	16.25	195.00
Total Budgeted Expense	4,178.09	4,188.09	6,678.09	3,360.09	3,488.09	2,978.09	2,978.09	7,998.09	3,298.48	3,068.48	3,078.48	4,068.48	49,360.64
Total Budgeted Income	6,480.00	6,480.00	6,530.00	6,530.00	6,530.00	6,530.00	7,340.00	7,340.00	7,340.00	7,340.00	7,340.00	9,340.00	85,120.00
Total Budgeted Expense	4,178.09	4,188.09	6,678.09	3,360.09	3,488.09	2,978.09	2,978.09	7,998.09	3,298.48	3,068.48	3,078.48	4,068.48	49,360.64
Net Operating Income	2,301.91	2,291.91	-148.09	3,169.91	3,041.91	3,551.91	4,361.91	-658.09	4,041.52	4,271.52	4,261.52	5,271.52	35,759.36

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Account Name	Jan 2024	Feb 2024	Mar 2024	Apr 2024	May 2024	Jun 2024	Jul 2024	Aug 2024	Sep 2024	Oct 2024	Nov 2024	Dec 2024	Total
Other Expense													
Non-Operating Expenses													
Reserve Study	0.00	2,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00
Transfer to Reserve Cash Account	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	34,469.00	34,469.00
Total Non-Operating Expenses	0.00	2,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	34,469.00	36,469.00
Total Budgeted Other Expense	0.00	2,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	34,469.00	36,469.00