

Property Owners of Castle Rock
2025 Budget / Actual Profit & Loss Comparison
as of June 30, 2025

	Budget '25	as of 6/30/2025	Difference	% Used 2025
Income				
Admin Transfer Fees	\$900	325	\$575	36%
Annual Dues	\$144,000	143,977	\$23	100%
Deed Restriction Income	\$2,900	1,785	\$1,115	62%
Cost of Collection	400	493	(93)	
Fines for Violations	600	50	550	
Late Fees	1,500	1,242	258	
Liens Filed	400	0	400	
Finance Charges	\$500	191	\$309	38%
FOB Key	\$750	350	\$400	47%
Closing	450	200	250	
Replacement	300	150	150	
Interest Income	\$800	578	\$222	
Total Income	149,850	147,206	\$2,644	98%
Cash Reserves/Maint Fund	\$0			
	149,850	147,206	\$2,644	98%
Expense				
Deed Restriction Expense	2,500	1,291	\$1,209	52%
Entrance Fountain	4,200	1,189	\$3,011	28%
Fountain Repair	1,000	0	1,000	
Monthly Maintenance	3,200	1,189	2,011	
Flags, Decorations & Signs	\$2,000	647	\$1,353	32%
Grounds Maint./ Improvements	\$47,245	42,993	\$4,252	91%
Fence Maint/repairs	3,000	3,800	(800)	
Irrigation Repair	10,000	13,300	(3,300)	
Landscape & Turf Maintenance	30,245	14,731	15,514	
Landscape Replacement	1,000	11,162	(10,162)	
Tree & Debris Removal	1,000	0	2,000	
Weed & Insect Control	2,000	0	2,000	
HOA Mgmt/Assoc. Services	\$24,192	12,096	\$12,096	50%
Insurance	\$8,000	7,458	\$542	93%
Legal & Professional Fees	\$650	1,355	(\$705)	208%
Accounting Fees	350	355	(55)	
Legal Fees	300	1,000	(700)	
Membership Events	\$3,200	1,895	\$1,305	59%
Membership Meeting Expense	\$300	0	\$300	0%
Office Supplies	\$600	516	\$84	86%
Pool Annex	\$29,000	14,021	\$14,979	48%
Cleaning Service	3,500	1,725	1,775	
FOB Key	900	369	531	
Pest Control	0	206	(206)	
Pool Annex Repair	5,000	2,399	2,601	
Pool Annex Winterization	900	550	350	
Pool Maintenance	13,200	5,790	7,410	
Purchase Equipment	600	265	335	
Security Service	2,000	1,306	694	
Splash Pad repair/maintenance	1,000	415	585	
Trash removal	1,900	996	904	
Postage & Mailouts	\$100	0	\$100	0%
Special Project/Improvements	\$0	7,080	(\$7,080)	0%
Storage Expense	\$120	120	\$0	100%
Taxes - Property & Income	\$100	315	(\$215)	315%

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Website	\$50	44	\$6	89%
Utilities	\$27,516	10,773	\$16,743	39%
Pool Electric	12,796	5,391	7,405	42%
Pool Water	1,320	918	402	70%
Sprinkler - Electric & Water	13,400	4,463	8,937	33%
Total Expense	\$149,773	101,793	\$47,980	68%
Net Income	\$77	\$45,412		
Cash Carried Over from 2024	\$819			
Transfer Funds from Money Market	\$0			
Funds Available	\$896			
Cash Reserves/ Maint Fund Balance				
Opening Balance	\$100,389	As of 1-1-25		
Interest earned	\$578	January - June		
Transfer checking	\$0			
Transfers	\$0			
Ending Balance	\$100,967			
Total Reserve	\$100,967			