

Walden C.I.A. Year End Comparison

	2015 Actual	2016 Budget	2016 Actual Unaudited	2017 Budget
MAINTENANCE FEE REVENUE	4,157,965	4,130,000	4,155,806	4,150,000
SALES				
Racquet Club	27,549	34,000	24,942	27,500
Food & Beverage	1,160,940	1,137,925	1,112,837	1,158,650
Community Center	(55,355)	(56,231)	(53,062)	(56,997)
Breakwater Grille	71,328	61,600	71,779	71,075
TOTAL SALES	1,204,462	1,177,294	1,156,496	1,200,228
COST OF SALES				
Racquet Club	19,069	23,800	18,706	19,250
Food & Beverage	497,907	483,085	475,001	490,023
Breakwater Grille	26,518	23,388	28,020	27,176
TOTAL COST OF SALES	543,494	530,273	521,727	536,448
SALARIES				
Racquet Club	245,781	235,030	253,206	242,262
Racquet/Fitness Facility	14,447	15,168	5,889	0
Roadway & Grounds	427,081	466,070	457,421	469,240
Pool	47,337	58,509	57,527	70,931
Accounting	188,583	189,409	206,234	194,913
General & Administrative	383,639	422,157	444,064	506,343
Food & Beverage	576,922	574,061	596,086	573,095
Breakwater Grille	23,987	26,206	22,856	25,344
Community Center	57,244	65,500	66,845	58,864
Yacht Club Facility	31,106	24,698	14,073	0
TOTAL SALARIES	1,996,127	2,076,808	2,124,201	2,140,992
OPERATING EXPENSES				
Racquet Club	111,120	141,032	182,771	170,905
Fitness Center	117,832	122,530	118,783	122,080
Racquet/Fitness Facility	43,447	55,030	67,466	83,720
Roadway & Grounds	463,816	536,763	505,827	553,190
Pool	43,367	42,625	41,516	45,973
Accounting	80,505	102,673	81,410	93,263
General & Administrative	780,132	851,854	840,304	928,465
Maintenance Fees	53,203	86,263	105,152	83,555
Food & Beverage	513,196	563,202	542,467	555,368
Breakwater Grille	26,999	26,014	25,873	28,658
Community Center	83,366	105,440	100,176	102,979
Yacht Club Facility	233,885	231,647	246,213	270,621
TOTAL OPERATING EXPENSES	2,550,868	2,865,073	2,857,958	3,038,778
OTHER INCOME				
Racquet Club	196,353	174,588	201,828	182,486
Fitness Center	4,188	3,750	4,044	4,100
Roadway & Grounds	94,730	90,132	93,000	90,132
Pool	0	0	6,675	5,880
Accounting	113,414	107,000	116,341	106,650
General & Administrative	287,271	218,616	309,021	217,980
Other Income	4,134	0	26,761	0
Interest & Late Fees	72,051	76,500	63,448	65,000
Food & Beverage	93,702	94,274	96,544	93,761
TOTAL OTHER INCOME	865,843	764,860	917,662	765,990
NET EXCESS<DEFICIT>				
Racquet Club	(152,068)	(191,274)	(227,913)	(222,431)
Fitness Center	(113,644)	(118,780)	(114,739)	(117,980)
Racquet/Fitness Facility	(57,894)	(70,198)	(73,355)	(83,720)
Roadway & Grounds	(796,167)	(912,701)	(870,248)	(932,298)
Pool	(90,704)	(101,134)	(92,368)	(111,024)
Accounting	(155,674)	(185,082)	(171,303)	(181,526)
General & Administrative	(876,500)	(1,055,395)	(975,347)	(1,216,828)
Maintenance Fees & Other Income	4,180,947	4,120,237	4,140,863	4,131,445
Food & Beverage	(333,383)	(388,149)	(404,173)	(366,074)
Breakwater Grille	(6,176)	(14,008)	(4,970)	(10,102)
Community Center	(195,965)	(227,171)	(220,083)	(218,840)
Yacht Club Facility	(264,991)	(256,345)	(260,286)	(270,621)
Depreciation	(113,107)	(100,000)	(99,901)	(100,000)
COMBINED EXCESS <DEFICIT> OF REVENUES OVER EXPENSES	1,024,674	500,000	626,177	300,000
ADD: DEPRECIATION	113,107	100,000	99,901	100,000
NET CASH FLOW	1,137,781	600,000	726,078	400,000
LESS: CAPITAL RESERVE	(394,000)	(600,000)	(600,000)	(400,000)
LESS: ADDITIONAL CAPITAL FUNDING	(815,319)	-	(108,365)	-
NET EXCESS<DEFICIT>	(71,538)	0	17,713	0
Capitalization Accounting Change	134,214		974,171	
Total Capital Expenditures	267,059	1,522,500	1,077,256	441,700