

# Budget Comparison

Property: Second Jefferson Green HOA

Comparison Periods: 01/01/19 - 01/31/19 and 01/01/19 - 01/31/19 (accrual basis)

|  | Actual<br>01/01/19 - 01/31/19 | Budget<br>01/19 - 01/19 | \$ Change      | % Change      | Actual YTD<br>01/01/19 - 01/31/19 | Budget YTD<br>01/19 - 01/19 | \$ Change      | % Change      |
|--|-------------------------------|-------------------------|----------------|---------------|-----------------------------------|-----------------------------|----------------|---------------|
| <b>INCOME</b>                              |                               |                         |                |               |                                   |                             |                |               |
| 4100 Rental Income (non-posting)           |                               |                         |                |               |                                   |                             |                |               |
| 4105 Garage /Parking                       | 50.00                         | 0.00                    | 50.00          |               | 50.00                             | 0.00                        | 50.00          |               |
| 4107 Association Dues                      | 40,488.00                     | 41,832.00               | -1,344.00      | -3.2 %        | 40,488.00                         | 41,832.00                   | -1,344.00      | -3.2 %        |
| 4111 Late Fees                             | 595.55                        | 187.50                  | 408.05         | 217.6 %       | 595.55                            | 187.50                      | 408.05         | 217.6 %       |
| 4100 Total Rental Income (non-posting)     | 41,133.55                     | 42,019.50               | -885.95        | -2.1 %        | 41,133.55                         | 42,019.50                   | -885.95        | -2.1 %        |
| 4500 Misc Income (non-posting)             |                               |                         |                |               |                                   |                             |                |               |
| 4501 Interest Income                       | 13.11                         | 6.25                    | 6.86           | 109.8 %       | 13.11                             | 6.25                        | 6.86           | 109.8 %       |
| 4500 Total Misc Income (non-posting)       | 13.11                         | 6.25                    | 6.86           | 109.8 %       | 13.11                             | 6.25                        | 6.86           | 109.8 %       |
| <b>TOTAL INCOME</b>                        | <b>41,146.66</b>              | <b>42,025.75</b>        | <b>-879.09</b> | <b>-2.1 %</b> | <b>41,146.66</b>                  | <b>42,025.75</b>            | <b>-879.09</b> | <b>-2.1 %</b> |
| <b>EXPENSE</b>                             |                               |                         |                |               |                                   |                             |                |               |
| 5100 Repairs & Maintenance Expense (non-   |                               |                         |                |               |                                   |                             |                |               |
| 5104 Maintenance                           | 0.00                          | 16.66                   | -16.66         | -100.0 %      | 0.00                              | 16.66                       | -16.66         | -100.0 %      |
| 5113 Drywall Repairs                       | 0.00                          | 100.00                  | -100.00        | -100.0 %      | 0.00                              | 100.00                      | -100.00        | -100.0 %      |
| 5100 Total Repairs & Maintenance Expense   | 0.00                          | 116.66                  | -116.66        | -100.0 %      | 0.00                              | 116.66                      | -116.66        | -100.0 %      |
| 5600 Administrative (non-posting)          |                               |                         |                |               |                                   |                             |                |               |
| 5601 Supplies                              | 0.00                          | 10.00                   | -10.00         | -100.0 %      | 0.00                              | 10.00                       | -10.00         | -100.0 %      |
| 5605 Postage                               | 15.65                         | 100.00                  | -84.35         | -84.4 %       | 15.65                             | 100.00                      | -84.35         | -84.4 %       |
| 5606 HOA Management Fee                    | 2,016.00                      | 2,016.00                | 0.00           | 0.0 %         | 2,016.00                          | 2,016.00                    | 0.00           | 0.0 %         |
| 5607 Copies/Printing                       | 0.00                          | 100.00                  | -100.00        | -100.0 %      | 0.00                              | 100.00                      | -100.00        | -100.0 %      |
| 5609 Meeting Expense                       | 150.00                        | 1,000.00                | -850.00        | -85.0 %       | 150.00                            | 1,000.00                    | -850.00        | -85.0 %       |
| 5611 HOA Legal Fees                        | 23.00                         | 125.00                  | -102.00        | -81.6 %       | 23.00                             | 125.00                      | -102.00        | -81.6 %       |
| 5617 HOA Insurance                         | 14,877.40                     | 6,083.33                | 8,794.07       | 144.6 %       | 14,877.40                         | 6,083.33                    | 8,794.07       | 144.6 %       |
| 5618 D & O Insurance                       | 1,397.00                      | 1,350.00                | 47.00          | 3.5 %         | 1,397.00                          | 1,350.00                    | 47.00          | 3.5 %         |
| 5623 Reserve Transfer                      | 0.00                          | 9,998.00                | -9,998.00      | -100.0 %      | 0.00                              | 9,998.00                    | -9,998.00      | -100.0 %      |
| 5600 Total Administrative (non-posting)    | 18,479.05                     | 20,782.33               | -2,303.28      | -11.1 %       | 18,479.05                         | 20,782.33                   | -2,303.28      | -11.1 %       |
| 5650 Bank Fees                             | 19.01                         | 18.33                   | 0.68           | 3.7 %         | 19.01                             | 18.33                       | 0.68           | 3.7 %         |
| 6100 Exterior Building Maintenance (non-po |                               |                         |                |               |                                   |                             |                |               |
| 6101 Exterior Bldg Maintenance             | 0.00                          | 200.00                  | -200.00        | -100.0 %      | 0.00                              | 200.00                      | -200.00        | -100.0 %      |
| 6103 Garage Doors                          | 272.50                        | 0.00                    | 272.50         |               | 272.50                            | 0.00                        | 272.50         |               |
| 6104 Light Maintenance                     | 52.50                         | 350.00                  | -297.50        | -85.0 %       | 52.50                             | 350.00                      | -297.50        | -85.0 %       |
| 6105 Plumbing Repairs                      | 0.00                          | 166.66                  | -166.66        | -100.0 %      | 0.00                              | 166.66                      | -166.66        | -100.0 %      |
| 6100 Total Exterior Building Maintenance   | 325.00                        | 716.66                  | -391.66        | -54.7 %       | 325.00                            | 716.66                      | -391.66        | -54.7 %       |
| 7000 Grounds & Landscaping (non-posting)   |                               |                         |                |               |                                   |                             |                |               |
| 7002 Snow Removal                          | 8,334.45                      | 7,500.00                | 834.45         | 11.1 %        | 8,334.45                          | 7,500.00                    | 834.45         | 11.1 %        |

|  | Actual<br>01/01/19 - 01/31/19 | Budget<br>01/19 - 01/19 | \$ Change         | % Change         | Actual YTD<br>01/01/19 - 01/31/19 | Budget YTD<br>01/19 - 01/19 | \$ Change         | % Change         |
|--|-------------------------------|-------------------------|-------------------|------------------|-----------------------------------|-----------------------------|-------------------|------------------|
| 7006 General Maintenance               | 0.00                          | 125.00                  | -125.00           | -100.0 %         | 0.00                              | 125.00                      | -125.00           | -100.0 %         |
| 7020 Pet Services                      | 320.00                        | 158.33                  | 161.67            | 102.1 %          | 320.00                            | 158.33                      | 161.67            | 102.1 %          |
| 7000 Total Grounds & Landscaping (non  | 8,654.45                      | 7,783.33                | 871.12            | 11.2 %           | 8,654.45                          | 7,783.33                    | 871.12            | 11.2 %           |
| 8000 Pool & Cabana (non-osting)        |                               |                         |                   |                  |                                   |                             |                   |                  |
| 8003 Pool Phone                        | 53.35                         | 183.33                  | -129.98           | -70.9 %          | 53.35                             | 183.33                      | -129.98           | -70.9 %          |
| 8000 Total Pool & Cabana (non-osting)  | 53.35                         | 183.33                  | -129.98           | -70.9 %          | 53.35                             | 183.33                      | -129.98           | -70.9 %          |
| 8300 HOA Utilities (non-posting)       |                               |                         |                   |                  |                                   |                             |                   |                  |
| 8302 Electricity                       | 717.43                        | 695.00                  | 22.43             | 3.2 %            | 717.43                            | 695.00                      | 22.43             | 3.2 %            |
| 8303 Water/Sewer                       | 1,980.05                      | 10,373.00               | -8,392.95         | -80.9 %          | 1,980.05                          | 10,373.00                   | -8,392.95         | -80.9 %          |
| 8304 Trash                             | 1,784.82                      | 1,791.66                | -6.84             | -0.4 %           | 1,784.82                          | 1,791.66                    | -6.84             | -0.4 %           |
| 8306 Gas                               | 45.30                         | 0.00                    | 45.30             |                  | 45.30                             | 0.00                        | 45.30             |                  |
| 8300 Total HOA Utilities (non-posting) | 4,527.60                      | 12,859.66               | -8,332.06         | -64.8 %          | 4,527.60                          | 12,859.66                   | -8,332.06         | -64.8 %          |
| <b>TOTAL EXPENSE</b>                   | <b>32,058.46</b>              | <b>42,460.30</b>        | <b>-10,401.84</b> | <b>-24.5 %</b>   | <b>32,058.46</b>                  | <b>42,460.30</b>            | <b>-10,401.84</b> | <b>-24.5 %</b>   |
| <b>NOI</b>                             | <b>9,088.20</b>               | <b>-434.55</b>          | <b>9,522.75</b>   | <b>2,191.4 %</b> | <b>9,088.20</b>                   | <b>-434.55</b>              | <b>9,522.75</b>   | <b>2,191.4 %</b> |
| <b>NON OPERATING INCOME</b>            |                               |                         |                   |                  |                                   |                             |                   |                  |
| 9000 Reserve Income                    |                               |                         |                   |                  |                                   |                             |                   |                  |
| 9001 Reserve Contribution              | 0.00                          | 9,998.00                | -9,998.00         | -100.0 %         | 0.00                              | 9,998.00                    | -9,998.00         | -100.0 %         |
| 9000 Total Reserve Income              | 0.00                          | 9,998.00                | -9,998.00         | -100.0 %         | 0.00                              | 9,998.00                    | -9,998.00         | -100.0 %         |
| <b>TOTAL NON OPERATING INCOME</b>      | <b>0.00</b>                   | <b>9,998.00</b>         | <b>-9,998.00</b>  | <b>-100.0 %</b>  | <b>0.00</b>                       | <b>9,998.00</b>             | <b>-9,998.00</b>  | <b>-100.0 %</b>  |
| <b>NON OPERATING EXPENSE</b>           |                               |                         |                   |                  |                                   |                             |                   |                  |
| 9200 Reserve Expenses                  |                               |                         |                   |                  |                                   |                             |                   |                  |
| 9208 Plumbing                          | 4,475.00                      | 0.00                    | 4,475.00          |                  | 4,475.00                          | 0.00                        | 4,475.00          |                  |
| 9200 Total Reserve Expenses            | 4,475.00                      | 0.00                    | 4,475.00          |                  | 4,475.00                          | 0.00                        | 4,475.00          |                  |
| <b>TOTAL NON OPERATING EXPENSE</b>     | <b>4,475.00</b>               | <b>0.00</b>             | <b>4,475.00</b>   |                  | <b>4,475.00</b>                   | <b>0.00</b>                 | <b>4,475.00</b>   |                  |
| <b>NET INCOME</b>                      | <b>4,613.20</b>               | <b>9,563.45</b>         | <b>-4,950.25</b>  | <b>-51.8 %</b>   | <b>4,613.20</b>                   | <b>9,563.45</b>             | <b>-4,950.25</b>  | <b>-51.8 %</b>   |
| <b>NET INCOME SUMMARY</b>              |                               |                         |                   |                  |                                   |                             |                   |                  |
| Income                                 | 41,146.66                     | 42,025.75               | -879.09           | -2.1 %           | 41,146.66                         | 42,025.75                   | -879.09           | -2.1 %           |
| Expense                                | -32,058.46                    | -42,460.30              | 10,401.84         | 24.5 %           | -32,058.46                        | -42,460.30                  | 10,401.84         | 24.5 %           |
| Other Income & Expense                 | 0.00                          | 0.00                    | 0.00              |                  | 0.00                              | 0.00                        | 0.00              |                  |
| Net Operating Income                   | 9,088.20                      | -434.55                 | 9,522.75          | 2,191.4 %        | 9,088.20                          | -434.55                     | 9,522.75          | 2,191.4 %        |
| Non Operating Income                   | 0.00                          | 9,998.00                | -9,998.00         | -100.0 %         | 0.00                              | 9,998.00                    | -9,998.00         | -100.0 %         |
| Non Operating Expense                  | -4,475.00                     | 0.00                    | -4,475.00         |                  | -4,475.00                         | 0.00                        | -4,475.00         |                  |
| <b>NET INCOME</b>                      | <b>4,613.20</b>               | <b>9,563.45</b>         | <b>-4,950.25</b>  | <b>-51.8 %</b>   | <b>4,613.20</b>                   | <b>9,563.45</b>             | <b>-4,950.25</b>  | <b>-51.8 %</b>   |

| <b>Actual</b><br><b>01/01/19 - 01/31/19</b> | <b>Budget</b><br><b>01/19 - 01/19</b> | <b>\$ Change</b> | <b>% Change</b> | <b>Actual YTD</b><br><b>01/01/19 - 01/31/19</b> | <b>Budget YTD</b><br><b>01/19 - 01/19</b> | <b>\$ Change</b> | <b>% Change</b> |
|---|---------------------------------------|------------------|-----------------|---|---|------------------|-----------------|
|---|---------------------------------------|------------------|-----------------|---|---|------------------|-----------------|