

Budget Comparison

Property: Second Jefferson Green HOA

Comparison Periods: 02/01/18 - 02/28/18 and 01/01/18 - 02/28/18 (accrual basis)

	Actual 02/01/18 - 02/28/18	Budget 02/18 - 02/18	\$ Change	% Change	Actual YTD 01/01/18 - 02/28/18	Budget YTD 01/18 - 02/18	\$ Change	% Change
INCOME								
4100 Rental Income (non-posting)								
4107 Association Dues	31,160.64	31,160.64	0.00	0.0 %	62,051.28	62,321.28	-270.00	-0.4 %
4111 Late Fees	750.00	335.00	415.00	123.9 %	1,015.00	670.00	345.00	51.5 %
4100 Total Rental Income (non-posting)	31,910.64	31,495.64	415.00	1.3 %	63,066.28	62,991.28	75.00	0.1 %
4500 Misc Income (non-posting)								
4501 Interest Income	2.98	4.50	-1.52	-33.8 %	6.49	9.00	-2.51	-27.9 %
4500 Total Misc Income (non-posting)	2.98	4.50	-1.52	-33.8 %	6.49	9.00	-2.51	-27.9 %
TOTAL INCOME	31,913.62	31,500.14	413.48	1.3 %	63,072.77	63,000.28	72.49	0.1 %
EXPENSE								
5100 Repairs & Maintenance Expense (non-)								
5113 Drywall Repairs	0.00	0.00	0.00		1,764.75	0.00	1,764.75	
5122 Keys and Locks	0.00	0.00	0.00		17.50	0.00	17.50	
5100 Total Repairs & Maintenance Expense	0.00	0.00	0.00		1,782.25	0.00	1,782.25	
5600 Administrative (non-posting)								
5601 Supplies	0.00	10.00	-10.00	-100.0 %	0.00	20.00	-20.00	-100.0 %
5605 Postage	96.19	100.00	-3.81	-3.8 %	101.71	200.00	-98.29	-49.1 %
5606 HOA Management Fee	1,680.00	2,016.00	-336.00	-16.7 %	3,360.00	4,032.00	-672.00	-16.7 %
5607 Copies/Printing	0.00	100.00	-100.00	-100.0 %	2.80	200.00	-197.20	-98.6 %
5608 Administrative	0.00	83.33	-83.33	-100.0 %	0.00	166.66	-166.66	-100.0 %
5609 Meeting Expense	0.00	0.00	0.00		302.64	900.00	-597.36	-66.4 %
5611 HOA Legal Fees	425.00	0.00	425.00		1,682.00	1,250.00	432.00	34.6 %
5617 HOA Insurance	6,787.40	6,800.00	-12.60	-0.2 %	12,443.57	13,600.00	-1,156.43	-8.5 %
5618 D & O Insurance	0.00	0.00	0.00		1,338.79	0.00	1,338.79	
5600 Total Administrative (non-posting)	8,988.59	9,109.33	-120.74	-1.3 %	19,231.51	20,368.66	-1,137.15	-5.6 %
5650 Bank Fees	23.83	25.00	-1.17	-4.7 %	51.51	50.00	1.51	3.0 %
6100 Exterior Building Maintenance (non-po)								
6101 Exterior Bldg Maintenance	0.00	200.00	-200.00	-100.0 %	17.50	400.00	-382.50	-95.6 %
6103 Garage Doors	52.50	0.00	52.50		786.13	0.00	786.13	
6104 Light Maintenance	0.00	350.00	-350.00	-100.0 %	240.00	700.00	-460.00	-65.7 %
6105 Plumbing Repairs	0.00	167.00	-167.00	-100.0 %	122.50	334.00	-211.50	-63.3 %
6100 Total Exterior Building Maintenance	52.50	717.00	-664.50	-92.7 %	1,166.13	1,434.00	-267.87	-18.7 %
7000 Grounds & Landscaping (non-posting)								
7002 Snow Removal	3,722.25	7,000.00	-3,277.75	-46.8 %	8,916.75	16,000.00	-7,083.25	-44.3 %
7006 General Maintenance	0.00	125.00	-125.00	-100.0 %	0.00	250.00	-250.00	-100.0 %

	Actual 02/01/18 - 02/28/18	Budget 02/18 - 02/18	\$ Change	% Change	Actual YTD 01/01/18 - 02/28/18	Budget YTD 01/18 - 02/18	\$ Change	% Change
7020 Pet Services	265.00	300.00	-35.00	-11.7 %	398.19	600.00	-201.81	-33.6 %
7030 General Grounds Misc	0.00	41.67	-41.67	-100.0 %	0.00	83.34	-83.34	-100.0 %
7000 Total Grounds & Landscaping (non	3,987.25	7,466.67	-3,479.42	-46.6 %	9,314.94	16,933.34	-7,618.40	-45.0 %
8000 Pool & Cabana (non-osting)								
8003 Pool Phone	57.25	58.33	-1.08	-1.9 %	114.70	116.66	-1.96	-1.7 %
8000 Total Pool & Cabana (non-osting)	57.25	58.33	-1.08	-1.9 %	114.70	116.66	-1.96	-1.7 %
8300 HOA Utilities (non-posting)								
8302 Electricity	675.14	893.00	-217.86	-24.4 %	1,381.97	1,786.00	-404.03	-22.6 %
8303 Water/Sewer	1,791.39	2,500.00	-708.61	-28.3 %	12,029.40	5,000.00	7,029.40	140.6 %
8304 Trash	1,487.33	1,667.00	-179.67	-10.8 %	3,630.55	3,334.00	296.55	8.9 %
8300 Total HOA Utilities (non-posting)	3,953.86	5,060.00	-1,106.14	-21.9 %	17,041.92	10,120.00	6,921.92	68.4 %
TOTAL EXPENSE	17,063.28	22,436.33	-5,373.05	-23.9 %	48,702.96	49,022.66	-319.70	-0.7 %
NET INCOME	14,850.34	9,063.81	5,786.53	63.8 %	14,369.81	13,977.62	392.19	2.8 %
NET INCOME SUMMARY								
Income	31,913.62	31,500.14	413.48	1.3 %	63,072.77	63,000.28	72.49	0.1 %
Expense	-17,063.28	-22,436.33	5,373.05	23.9 %	-48,702.96	-49,022.66	319.70	0.7 %
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
NET INCOME	14,850.34	9,063.81	5,786.53	63.8 %	14,369.81	13,977.62	392.19	2.8 %