

# Budget Comparison

Properties: Second Jefferson Green HOA

Comparison Periods: 3/1/16 - 3/31/16 and 1/1/16 - 3/31/16 (accrual basis)

	Actual 3/1/16 - 3/31/16	Budget 3/16	\$ Change	% Change	Actual YTD 1/1/16 - 3/31/16	Budget YTD 1/16 - 3/16	\$ Change	% Change
<b>INCOME</b>								
4100 Rental Income (non-posting)								
4107 Association Dues	30,250.49	30,252.58	-2.09	0.0%	90,757.37	90,757.74	-0.37	0.0%
4111 Late Fees	210.00	0.00	210.00		1,012.86	0.00	1,012.86	
4100 Total Rental Income (non-pos)	30,460.49	30,252.58	207.91	0.7%	91,770.23	90,757.74	1,012.49	1.1%
4150 CAM Income (non-posting)								
4151 CAM - Repairs & Maintenance	462.00	0.00	462.00		462.00	0.00	462.00	
4150 Total CAM Income (non-postir)	462.00	0.00	462.00		462.00	0.00	462.00	
4500 Misc Income (non-posting)								
4501 Interest Income	13.55	0.00	13.55		69.64	0.00	69.64	
4502 Home Sales	600.00	0.00	600.00		1,050.00	0.00	1,050.00	
4500 Total Misc Income (non-postir)	613.55	0.00	613.55		1,119.64	0.00	1,119.64	
4650 Covenant Violaltions	0.00	0.00	0.00		50.00	0.00	50.00	
4680 Irragation Income	13,585.86	5,000.00	8,585.86	171.7%	13,585.86	5,000.00	8,585.86	171.7%
<b>TOTAL INCOME</b>	<b>45,121.90</b>	<b>35,252.58</b>	<b>9,869.32</b>	<b>28.0%</b>	<b>106,987.73</b>	<b>95,757.74</b>	<b>11,229.99</b>	<b>11.7%</b>
<b>EXPENSE</b>								
5600 Administrative (non-posting)								
5601 Supplies	75.53	25.00	50.53	202.1%	75.53	75.00	0.53	0.7%
5605 Postage	229.31	35.00	194.31	555.2%	273.90	105.00	168.90	160.9%
5606 HOA Management Fee	1,680.00	1,680.00	0.00	0.0%	5,040.00	5,040.00	0.00	0.0%
5607 Copies/Printing	75.00	168.00	-93.00	-55.4%	1,365.44	504.00	861.44	170.9%
5608 Administrative	154.76	0.00	154.76		154.76	0.00	154.76	
5609 Meeting Expense	150.00	0.00	150.00		150.00	450.00	-300.00	-66.7%
5610 Coupon Books	0.00	0.00	0.00		0.00	525.00	-525.00	-100.0%
5611 HOA Legal Fees	368.00	0.00	368.00		-89.10	0.00	-89.10	
5617 HOA Insurance	7,810.55	8,725.13	-914.58	-10.5%	23,431.65	26,175.39	-2,743.74	-10.5%
5600 Total Administrative (non-post)	10,543.15	10,633.13	-89.98	-0.8%	30,402.18	32,874.39	-2,472.21	-7.5%
5650 Bank Fees	25.35	35.00	-9.65	-27.6%	76.53	105.00	-28.47	-27.1%
6100 Exterior Building Maintenance (no								
6101 Exterior Bldg Maintenance	192.50	300.00	-107.50	-35.8%	1,047.50	900.00	147.50	16.4%
6102 Roof/Gutter Maintenance	0.00	425.00	-425.00	-100.0%	0.00	1,275.00	-1,275.00	-100.0%
6103 Garage Doors	880.97	150.00	730.97	487.3%	904.06	450.00	454.06	100.9%
6104 Light Maintenance	0.00	400.00	-400.00	-100.0%	1,383.75	1,200.00	183.75	15.3%
6105 Plumbing Repairs	0.00	0.00	0.00		-175.00	0.00	-175.00	
6106 Keys	75.00	0.00	75.00		110.00	0.00	110.00	
6100 Total Exterior Building Maintei	1,148.47	1,275.00	-126.53	-9.9%	3,270.31	3,825.00	-554.69	-14.5%

	<u>Actual</u> <u>3/1/16 - 3/31/16</u>	<u>Budget</u> <u>3/16</u>	<u>\$ Change</u>	<u>% Change</u>	<u>Actual YTD</u> <u>1/1/16 - 3/31/16</u>	<u>Budget YTD</u> <u>1/16 - 3/16</u>	<u>\$ Change</u>	<u>% Change</u>
7000 Grounds & Landscaping (non-post)								
7002 Snow Removal	5,073.75	4,000.00	1,073.75	26.8%	11,986.25	12,000.00	-13.75	-0.1%
7004 Tree,Shrub Maint.	0.00	0.00	0.00		120.00	0.00	120.00	
7005 Winter Watering	0.00	0.00	0.00		0.00	750.00	-750.00	-100.0%
7006 General Maintenance	40.93	500.00	-459.07	-91.8%	3,040.93	1,500.00	1,540.93	102.7%
7020 Pet Services	140.00	140.00	0.00	0.0%	630.00	420.00	210.00	50.0%
7000 Total Grounds & Landscaping	5,254.68	4,640.00	614.68	13.2%	15,777.18	14,670.00	1,107.18	7.5%
8000 Pool & Cabana								
8003 Pool Phone	56.14	57.00	-0.86	-1.5%	168.36	171.00	-2.64	-1.5%
8000 Total Pool & Cabana	56.14	57.00	-0.86	-1.5%	168.36	171.00	-2.64	-1.5%
8300 HOA Utilities (non-posting)								
8302 Electricity	744.46	1,100.00	-355.54	-32.3%	2,322.69	3,300.00	-977.31	-29.6%
8303 Water/Sewer	539.76	1,350.00	-810.24	-60.0%	1,675.92	4,525.00	-2,849.08	-63.0%
8304 Trash	2,775.90	1,300.00	1,475.90	113.5%	5,661.80	3,900.00	1,761.80	45.2%
8300 Total HOA Utilities (non-postir)	4,060.12	3,750.00	310.12	8.3%	9,660.41	11,725.00	-2,064.59	-17.6%
<b>TOTAL EXPENSE</b>	<b>21,087.91</b>	<b>20,390.13</b>	<b>697.78</b>	<b>3.4%</b>	<b>59,354.97</b>	<b>63,370.39</b>	<b>-4,015.42</b>	<b>-6.3%</b>
<b>NOI</b>	<b>24,033.99</b>	<b>14,862.45</b>	<b>9,171.54</b>	<b>61.7%</b>	<b>47,632.76</b>	<b>32,387.35</b>	<b>15,245.41</b>	<b>47.1%</b>
<b>N/O EXPENSE</b>								
9000 Reserve Income								
9001 Reserve Contribution	0.00	5,500.00	-5,500.00	-100.0%	0.00	16,500.00	-16,500.00	-100.0%
9000 Total Reserve Income	0.00	5,500.00	-5,500.00	-100.0%	0.00	16,500.00	-16,500.00	-100.0%
<b>TOTAL N/O EXPENSE</b>	<b>0.00</b>	<b>5,500.00</b>	<b>-5,500.00</b>	<b>-100.0%</b>	<b>0.00</b>	<b>16,500.00</b>	<b>-16,500.00</b>	<b>-100.0%</b>
<b>NET INCOME</b>	<b>24,033.99</b>	<b>9,362.45</b>	<b>14,671.54</b>	<b>156.7%</b>	<b>47,632.76</b>	<b>15,887.35</b>	<b>31,745.41</b>	<b>199.8%</b>
<b>NET INCOME SUMMARY</b>								
Income	45,121.90	35,252.58	9,869.32	28.0%	106,987.73	95,757.74	11,229.99	11.7%
Expense	-21,087.91	-20,390.13	-697.78	3.4%	-59,354.97	-63,370.39	4,015.42	-6.3%
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
Net Operating Income	24,033.99	14,862.45	9,171.54	61.7%	47,632.76	32,387.35	15,245.41	47.1%
Non Operating Expense	0.00	-5,500.00	5,500.00	100.0%	0.00	-16,500.00	16,500.00	100.0%
<b>NET INCOME</b>	<b>24,033.99</b>	<b>9,362.45</b>	<b>14,671.54</b>	<b>156.7%</b>	<b>47,632.76</b>	<b>15,887.35</b>	<b>31,745.41</b>	<b>199.8%</b>