

Budget Comparison

Property: Second Jefferson Green HOA

Comparison Periods: 03/01/17 - 03/31/17 and 01/01/17 - 03/31/17 (accrual basis)

	Actual 03/01/17 - 03/31/17	Budget 03/17 - 03/17	\$ Change	% Change	Actual YTD 01/01/17 - 03/31/17	Budget YTD 01/17 - 03/17	\$ Change	% Change
INCOME								
4100 Rental Income (non-posting)								
4107 Association Dues	31,160.64	31,160.64	0.00	0.0 %	93,321.84	93,481.92	-160.08	-0.2 %
4111 Late Fees	330.00	250.00	80.00	32.0 %	1,050.00	750.00	300.00	40.0 %
4100 Total Rental Income (non-posting)	31,490.64	31,410.64	80.00	0.3 %	94,371.84	94,231.92	139.92	0.1 %
4500 Misc Income (non-posting)								
4501 Interest Income	3.83	15.00	-11.17	-74.5 %	9.90	45.00	-35.10	-78.0 %
4502 Home Sales	600.00	200.00	400.00	200.0 %	800.00	600.00	200.00	33.3 %
4500 Total Misc Income (non-posting)	603.83	215.00	388.83	180.9 %	809.90	645.00	164.90	25.6 %
4650 Covenant Violations	0.00	0.00	0.00		50.00	0.00	50.00	
TOTAL INCOME	32,094.47	31,625.64	468.83	1.5 %	95,231.74	94,876.92	354.82	0.4 %
EXPENSE								
5600 Administrative (non-posting)								
5601 Supplies	0.00	10.00	-10.00	-100.0 %	0.00	30.00	-30.00	-100.0 %
5605 Postage	55.58	100.00	-44.42	-44.4 %	69.21	300.00	-230.79	-76.9 %
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	0.00	100.00	-100.00	-100.0 %	0.00	300.00	-300.00	-100.0 %
5608 Administrative	238.15	125.00	113.15	90.5 %	299.26	375.00	-75.74	-20.2 %
5609 Meeting Expense	600.00	0.00	600.00		600.00	150.00	450.00	300.0 %
5610 Coupon Books	0.00	0.00	0.00		0.00	550.00	-550.00	-100.0 %
5611 HOA Legal Fees	168.00	250.00	-82.00	-32.8 %	-2,340.68	750.00	-3,090.68	-412.1 %
5617 HOA Insurance	20,863.07	8,350.00	12,513.07	149.9 %	56,819.37	25,050.00	31,769.37	126.8 %
5618 D & O Insurance	0.00	0.00	0.00		0.00	2,055.00	-2,055.00	-100.0 %
5623 Reserve Transfer	0.00	0.00	0.00		16,500.00	16,500.00	0.00	0.0 %
5600 Total Administrative (non-posting)	23,604.80	10,615.00	12,989.80	122.4 %	76,987.16	51,100.00	25,887.16	50.7 %
5650 Bank Fees	31.11	25.00	6.11	24.4 %	81.03	75.00	6.03	8.0 %
6100 Exterior Building Maintenance (non-po								
6101 Exterior Bldg Maintenance	391.17	200.00	191.17	95.6 %	1,387.21	600.00	787.21	131.2 %
6102 Roof/Gutter Maintenance	0.00	0.00	0.00		204.71	0.00	204.71	
6103 Garage Doors	0.00	150.00	-150.00	-100.0 %	423.64	450.00	-26.36	-5.9 %
6104 Light Maintenance	305.00	309.00	-4.00	-1.3 %	1,022.50	925.00	97.50	10.5 %
6105 Plumbing Repairs	0.00	0.00	0.00		1,455.00	0.00	1,455.00	
6107 Signs	0.00	0.00	0.00		9.82	0.00	9.82	
6100 Total Exterior Building Maintenance	696.17	659.00	37.17	5.6 %	4,502.88	1,975.00	2,527.88	128.0 %
7000 Grounds & Landscaping (non-posting)								
7002 Snow Removal	0.00	5,000.00	-5,000.00	-100.0 %	9,342.50	13,000.00	-3,657.50	-28.1 %

	Actual 03/01/17 - 03/31/17	Budget 03/17 - 03/17	\$ Change	% Change	Actual YTD 01/01/17 - 03/31/17	Budget YTD 01/17 - 03/17	\$ Change	% Change
7003 Irrigation Maintenance	3,610.80	0.00	3,610.80		3,610.80	0.00	3,610.80	
7004 Tree.Shrub Maint.	0.00	0.00	0.00		50.00	0.00	50.00	
7006 General Maintenance	35.00	469.00	-434.00	-92.5 %	35.00	1,407.00	-1,372.00	-97.5 %
7020 Pet Services	1,192.49	200.00	992.49	496.2 %	1,332.49	600.00	732.49	122.1 %
7030 General Grounds Misc	75.00	0.00	75.00		75.00	0.00	75.00	
7000 Total Grounds & Landscaping (non	4,913.29	5,669.00	-755.71	-13.3 %	14,445.79	15,007.00	-561.21	-3.7 %
8000 Pool & Cabana (non-osting)								
8003 Pool Phone	56.03	57.00	-0.97	-1.7 %	168.08	171.00	-2.92	-1.7 %
8010 Cabana Maintenance	516.89	0.00	516.89		516.89	0.00	516.89	
8000 Total Pool & Cabana (non-osting)	572.92	57.00	515.92	905.1 %	684.97	171.00	513.97	300.6 %
8300 HOA Utilities (non-posting)								
8302 Electricity	686.21	750.00	-63.79	-8.5 %	2,196.09	2,250.00	-53.91	-2.4 %
8303 Water/Sewer	2,337.58	550.00	1,787.58	325.0 %	6,711.39	1,725.00	4,986.39	289.1 %
8304 Trash	1,707.33	1,360.00	347.33	25.5 %	4,768.99	4,080.00	688.99	16.9 %
8300 Total HOA Utilities (non-posting)	4,731.12	2,660.00	2,071.12	77.9 %	13,676.47	8,055.00	5,621.47	69.8 %
TOTAL EXPENSE	34,549.41	19,685.00	14,864.41	75.5 %	110,378.30	76,383.00	33,995.30	44.5 %
NOI	-2,454.94	11,940.64	-14,395.58	-120.6 %	-15,146.56	18,493.92	-33,640.48	-181.9 %
NON OPERATING INCOME								
9000 Reserve Income								
9001 Reserve Contribution	0.00	0.00	0.00		16,500.00	0.00	16,500.00	
9000 Total Reserve Income	0.00	0.00	0.00		16,500.00	0.00	16,500.00	
TOTAL NON OPERATING INCOME	0.00	0.00	0.00		16,500.00	0.00	16,500.00	
NET INCOME	-2,454.94	11,940.64	-14,395.58	-120.6 %	1,353.44	18,493.92	-17,140.48	-92.7 %
NET INCOME SUMMARY								
Income	32,094.47	31,625.64	468.83	1.5 %	95,231.74	94,876.92	354.82	0.4 %
Expense	-34,549.41	-19,685.00	-14,864.41	75.5 %	-110,378.30	-76,383.00	-33,995.30	44.5 %
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
Net Operating Income	-2,454.94	11,940.64	-14,395.58	-120.6 %	-15,146.56	18,493.92	-33,640.48	-181.9 %
Non Operating Income	0.00	0.00	0.00		16,500.00	0.00	16,500.00	
NET INCOME	-2,454.94	11,940.64	-14,395.58	-120.6 %	1,353.44	18,493.92	-17,140.48	-92.7 %