

# Budget Comparison

Properties: Second Jefferson Green HOA

Comparison Periods: 6/1/16 - 6/30/16 and 1/1/16 - 6/30/16 (accrual basis)

	Actual 6/1/16 - 6/30/16	Budget 6/16	\$ Change	% Change	Actual YTD 1/1/16 - 6/30/16	Budget YTD 1/16 - 6/16	\$ Change	% Change
<b>INCOME</b>								
4100 Rental Income (non-posting)								
4107 Association Dues	30,073.36	30,252.58	-179.22	-0.6%	181,517.69	181,515.48	2.21	0.0%
4111 Late Fees	270.00	0.00	270.00		1,612.86	0.00	1,612.86	
4100 Total Rental Income (non-pos)	30,343.36	30,252.58	90.78	0.3%	183,130.55	181,515.48	1,615.07	0.9%
4150 CAM Income (non-posting)								
4151 CAM - Repairs & Maintenance	0.00	0.00	0.00		264.00	0.00	264.00	
4150 Total CAM Income (non-postir)	0.00	0.00	0.00		264.00	0.00	264.00	
4500 Misc Income (non-posting)								
4501 Interest Income	15.62	0.00	15.62		114.71	0.00	114.71	
4502 Home Sales	200.00	0.00	200.00		1,450.00	0.00	1,450.00	
4500 Total Misc Income (non-postir)	215.62	0.00	215.62		1,564.71	0.00	1,564.71	
4650 Covenant Violaltions	0.00	0.00	0.00		450.00	0.00	450.00	
4680 Irragation Income	0.00	0.00	0.00		16,982.32	5,000.00	11,982.32	239.6%
<b>TOTAL INCOME</b>	<b>30,558.98</b>	<b>30,252.58</b>	<b>306.40</b>	<b>1.0%</b>	<b>202,391.58</b>	<b>186,515.48</b>	<b>15,876.10</b>	<b>8.5%</b>
<b>EXPENSE</b>								
5600 Administrative (non-posting)								
5601 Supplies	8.02	25.00	-16.98	-67.9%	83.55	150.00	-66.45	-44.3%
5605 Postage	36.55	35.00	1.55	4.4%	448.27	210.00	238.27	113.5%
5606 HOA Management Fee	1,680.00	1,680.00	0.00	0.0%	10,080.00	10,080.00	0.00	0.0%
5607 Copies/Printing	180.00	168.00	12.00	7.1%	1,545.44	1,008.00	537.44	53.3%
5608 Administrative	186.57	0.00	186.57		736.76	0.00	736.76	
5609 Meeting Expense	200.00	0.00	200.00		350.00	450.00	-100.00	-22.2%
5610 Coupon Books	0.00	0.00	0.00		0.00	525.00	-525.00	-100.0%
5611 HOA Legal Fees	758.00	0.00	758.00		1,778.40	0.00	1,778.40	
5617 HOA Insurance	8,301.55	8,725.13	-423.58	-4.9%	47,322.30	52,350.78	-5,028.48	-9.6%
5623 Reserve Transfer	0.00	5,500.00	-5,500.00	-100.0%	16,500.00	33,000.00	-16,500.00	-50.0%
5600 Total Administrative (non-post)	11,350.69	16,133.13	-4,782.44	-29.6%	78,844.72	97,773.78	-18,929.06	-19.4%
5650 Bank Fees	0.00	35.00	-35.00	-100.0%	101.50	210.00	-108.50	-51.7%
6100 Exterior Building Maintenance (no								
6101 Exterior Bldg Maintenance	0.00	300.00	-300.00	-100.0%	1,047.50	1,800.00	-752.50	-41.8%
6102 Roof/Gutter Maintenance	0.00	425.00	-425.00	-100.0%	565.99	2,550.00	-1,984.01	-77.8%
6103 Garage Doors	0.00	150.00	-150.00	-100.0%	1,140.91	900.00	240.91	26.8%
6104 Light Maintenance	375.00	400.00	-25.00	-6.3%	2,123.75	2,400.00	-276.25	-11.5%
6106 Keys	0.00	0.00	0.00		114.05	0.00	114.05	
6100 Total Exterior Building Maintei	375.00	1,275.00	-900.00	-70.6%	4,992.20	7,650.00	-2,657.80	-34.7%

	<u>Actual</u> <u>6/1/16 - 6/30/16</u>	<u>Budget</u> <u>6/16</u>	<u>\$ Change</u>	<u>% Change</u>	<u>Actual YTD</u> <u>1/1/16 - 6/30/16</u>	<u>Budget YTD</u> <u>1/16 - 6/16</u>	<u>\$ Change</u>	<u>% Change</u>
7000 Grounds & Landscaping (non-post)								
7001 Landscape Maint. Contract	4,120.00	4,120.00	0.00	0.0%	12,360.00	12,360.00	0.00	0.0%
7002 Snow Removal	0.00	0.00	0.00		12,916.25	16,000.00	-3,083.75	-19.3%
7003 Irrigation Maintenance	528.50	500.00	28.50	5.7%	1,312.33	1,500.00	-187.67	-12.5%
7004 Tree/Shrub Maint.	0.00	500.00	-500.00	-100.0%	2,720.00	1,500.00	1,220.00	81.3%
7005 Winter Watering	0.00	0.00	0.00		0.00	750.00	-750.00	-100.0%
7006 General Maintenance	0.00	500.00	-500.00	-100.0%	3,179.19	3,000.00	179.19	6.0%
7020 Pet Services	0.00	0.00	0.00		630.00	420.00	210.00	50.0%
7000 Total Grounds & Landscaping	4,648.50	5,620.00	-971.50	-17.3%	33,117.77	35,530.00	-2,412.23	-6.8%
8000 Pool & Cabana (non-osting)								
8001 Pool Contract	2,057.19	0.00	2,057.19		2,057.19	0.00	2,057.19	
8002 Pool Supplies	-102.59	0.00	-102.59		-102.59	0.00	-102.59	
8003 Pool Phone	55.93	57.00	-1.07	-1.9%	336.34	342.00	-5.66	-1.7%
8004 General Pool Maintenance	262.50	0.00	262.50		262.50	0.00	262.50	
8010 Cabana Maintenance	0.00	1,000.00	-1,000.00	-100.0%	0.00	1,000.00	-1,000.00	-100.0%
8000 Total Pool & Cabana (non-ost)	2,273.03	1,057.00	1,216.03	115.0%	2,553.44	1,342.00	1,211.44	90.3%
8300 HOA Utilities (non-posting)								
8302 Electricity	1,073.03	1,100.00	-26.97	-2.5%	4,858.27	6,600.00	-1,741.73	-26.4%
8303 Water/Sewer	6,471.85	4,000.00	2,471.85	61.8%	9,938.46	12,490.00	-2,551.54	-20.4%
8304 Trash	1,359.83	1,300.00	59.83	4.6%	8,381.46	7,800.00	581.46	7.5%
8305 Storm Water	7,068.00	13,000.00	-5,932.00	-45.6%	7,068.00	13,000.00	-5,932.00	-45.6%
8300 Total HOA Utilities (non-postir)	15,972.71	19,400.00	-3,427.29	-17.7%	30,246.19	39,890.00	-9,643.81	-24.2%
<b>TOTAL EXPENSE</b>	<b>34,619.93</b>	<b>43,520.13</b>	<b>-8,900.20</b>	<b>-20.5%</b>	<b>149,855.82</b>	<b>182,395.78</b>	<b>-32,539.96</b>	<b>-17.8%</b>
<b>NOI</b>	<b>-4,060.95</b>	<b>-13,267.55</b>	<b>9,206.60</b>	<b>69.4%</b>	<b>52,535.76</b>	<b>4,119.70</b>	<b>48,416.06</b>	<b>1175.2%</b>
<b>N/O INCOME</b>								
9000 Reserve Income								
9001 Reserve Contribution	0.00	5,500.00	-5,500.00	-100.0%	16,500.00	33,000.00	-16,500.00	-50.0%
9000 Total Reserve Income	0.00	5,500.00	-5,500.00	-100.0%	16,500.00	33,000.00	-16,500.00	-50.0%
<b>TOTAL N/O INCOME</b>	<b>0.00</b>	<b>5,500.00</b>	<b>-5,500.00</b>	<b>-100.0%</b>	<b>16,500.00</b>	<b>33,000.00</b>	<b>-16,500.00</b>	<b>-50.0%</b>
<b>N/O EXPENSE</b>								
9200 Reserve Expenses								
9208 Plumbing	10,885.00	0.00	10,885.00		10,885.00	0.00	10,885.00	
9240 Roofs	-251,402.09	0.00	-251,402.09		-251,402.09	0.00	-251,402.09	
9200 Total Reserve Expenses	-240,517.09	0.00	-240,517.09		-240,517.09	0.00	-240,517.09	
<b>TOTAL N/O EXPENSE</b>	<b>-240,517.09</b>	<b>0.00</b>	<b>-240,517.09</b>		<b>-240,517.09</b>	<b>0.00</b>	<b>-240,517.09</b>	

	<u>Actual</u> <u>6/1/16 - 6/30/16</u>	<u>Budget</u> <u>6/16</u>	<u>\$ Change</u>	<u>% Change</u>	<u>Actual YTD</u> <u>1/1/16 - 6/30/16</u>	<u>Budget YTD</u> <u>1/16 - 6/16</u>	<u>\$ Change</u>	<u>% Change</u>
<b>NET INCOME</b>	<b>236,456.14</b>	<b>-7,767.55</b>	<b>244,223.69</b>	<b>3144.2%</b>	<b>309,552.85</b>	<b>37,119.70</b>	<b>272,433.15</b>	<b>733.9%</b>
<b>NET INCOME SUMMARY</b>								
Income	30,558.98	30,252.58	306.40	1.0%	202,391.58	186,515.48	15,876.10	8.5%
Expense	-34,619.93	-43,520.13	8,900.20	-20.5%	-149,855.82	-182,395.78	32,539.96	-17.8%
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
Net Operating Income	-4,060.95	-13,267.55	9,206.60	69.4%	52,535.76	4,119.70	48,416.06	1175.2%
Non Operating Income	0.00	5,500.00	-5,500.00	-100.0%	16,500.00	33,000.00	-16,500.00	-50.0%
Non Operating Expense	240,517.09	0.00	240,517.09		240,517.09	0.00	240,517.09	
<b>NET INCOME</b>	<b>236,456.14</b>	<b>-7,767.55</b>	<b>244,223.69</b>	<b>-3144.2%</b>	<b>309,552.85</b>	<b>37,119.70</b>	<b>272,433.15</b>	<b>733.9%</b>