

Budget Comparison

Property: Second Jefferson Green HOA

Comparison Periods: 01/01/22 - 01/31/22 and 01/01/22 - 01/31/22 (accrual basis)

	Actual 01/01/22 - 01/31/22	Budget 01/22 - 01/22	\$ Change	% Change	Actual YTD 01/01/22 - 01/31/22	Budget YTD 01/22 - 01/22	\$ Change	% Change
INCOME								
4100 Rental Income (non-posting)								
4107 Association Dues	53,760.00	53,760.00	0.00	0.0 %	53,760.00	53,760.00	0.00	0.0 %
4110 NSF Fees	50.00	50.00	0.00	0.0 %	50.00	50.00	0.00	0.0 %
4111 Late Fees	304.84	250.00	54.84	21.9 %	304.84	250.00	54.84	21.9 %
4100 Total Rental Income (non-posting)	54,114.84	54,060.00	54.84	0.1 %	54,114.84	54,060.00	54.84	0.1 %
4500 Misc Income (non-posting)								
4501 Interest Income	3.64	2.91	0.73	25.1 %	3.64	2.91	0.73	25.1 %
4500 Total Misc Income (non-posting)	3.64	2.91	0.73	25.1 %	3.64	2.91	0.73	25.1 %
TOTAL INCOME	54,118.48	54,062.91	55.57	0.1 %	54,118.48	54,062.91	55.57	0.1 %
EXPENSE								
5100 Repairs & Maintenance Expense (non-								
5112 Paint	0.00	25.00	-25.00	-100.0 %	0.00	25.00	-25.00	-100.0 %
5113 Drywall Repairs	0.00	100.00	-100.00	-100.0 %	0.00	100.00	-100.00	-100.0 %
5122 Keys and Locks	-300.00	0.00	-300.00		-300.00	0.00	-300.00	
5100 Total Repairs & Maintenance Expense	-300.00	125.00	-425.00	-340.0 %	-300.00	125.00	-425.00	-340.0 %
5600 Administrative (non-posting)								
5605 Postage	122.89	50.00	72.89	145.8 %	122.89	50.00	72.89	145.8 %
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	170.05	100.00	70.05	70.0 %	170.05	100.00	70.05	70.0 %
5608 Administrative	415.00	175.00	240.00	137.1 %	415.00	175.00	240.00	137.1 %
5611 HOA Legal Fees	1,085.00	166.67	918.33	551.0 %	1,085.00	166.67	918.33	551.0 %
5617 HOA Insurance	12,573.20	13,214.40	-641.20	-4.9 %	12,573.20	13,214.40	-641.20	-4.9 %
5623 Reserve Transfer	0.00	15,561.00	-15,561.00	-100.0 %	0.00	15,561.00	-15,561.00	-100.0 %
5600 Total Administrative (non-posting)	16,382.14	31,283.07	-14,900.93	-47.6 %	16,382.14	31,283.07	-14,900.93	-47.6 %
5650 Bank Fees	30.13	14.60	15.53	106.4 %	30.13	14.60	15.53	106.4 %
6100 Building Maintenance (non-posting)								
6101 Exterior Bldg Maintenance	0.00	200.00	-200.00	-100.0 %	0.00	200.00	-200.00	-100.0 %
6102 Roof/Gutter Maintenance	59.42	0.00	59.42		59.42	0.00	59.42	
6103 Garage Doors	0.00	375.00	-375.00	-100.0 %	0.00	375.00	-375.00	-100.0 %
6104 Light Maintenance	37.50	275.00	-237.50	-86.4 %	37.50	275.00	-237.50	-86.4 %
6105 Plumbing Repairs	255.64	250.00	5.64	2.3 %	255.64	250.00	5.64	2.3 %
6106 Keys	0.00	25.00	-25.00	-100.0 %	0.00	25.00	-25.00	-100.0 %
6100 Total Building Maintenance (non-posting)	352.56	1,125.00	-772.44	-68.7 %	352.56	1,125.00	-772.44	-68.7 %
7000 Grounds & Landscaping (non-posting)								

	Actual 01/01/22 - 01/31/22	Budget 01/22 - 01/22	\$ Change	% Change	Actual YTD 01/01/22 - 01/31/22	Budget YTD 01/22 - 01/22	\$ Change	% Change
7002 Snow Removal	10,840.50	5,000.00	5,840.50	116.8 %	10,840.50	5,000.00	5,840.50	116.8 %
7006 General Maintenance	0.00	125.00	-125.00	-100.0 %	0.00	125.00	-125.00	-100.0 %
7020 Pet Services	0.00	250.00	-250.00	-100.0 %	0.00	250.00	-250.00	-100.0 %
7030 General Grounds Misc	500.00	0.00	500.00		500.00	0.00	500.00	
7000 Total Grounds & Landscaping (non	11,340.50	5,375.00	5,965.50	111.0 %	11,340.50	5,375.00	5,965.50	111.0 %
8000 Pool & Cabana (non-osting)								
8003 Pool Phone	111.60	290.00	-178.40	-61.5 %	111.60	290.00	-178.40	-61.5 %
8004 General Pool Maintenance	65.58	103.67	-38.09	-36.7 %	65.58	103.67	-38.09	-36.7 %
8000 Total Pool & Cabana (non-osting)	177.18	393.67	-216.49	-55.0 %	177.18	393.67	-216.49	-55.0 %
8300 HOA Utilities (non-posting)								
8302 Electricity	641.54	798.92	-157.38	-19.7 %	641.54	798.92	-157.38	-19.7 %
8303 Water/Sewer	10,067.31	7,922.75	2,144.56	27.1 %	10,067.31	7,922.75	2,144.56	27.1 %
8304 Trash	2,144.12	1,958.33	185.79	9.5 %	2,144.12	1,958.33	185.79	9.5 %
8306 Gas	83.25	50.00	33.25	66.5 %	83.25	50.00	33.25	66.5 %
8300 Total HOA Utilities (non-posting)	12,936.22	10,730.00	2,206.22	20.6 %	12,936.22	10,730.00	2,206.22	20.6 %
TOTAL EXPENSE	40,918.73	49,046.34	-8,127.61	-16.6 %	40,918.73	49,046.34	-8,127.61	-16.6 %
NOI	13,199.75	5,016.57	8,183.18	163.1 %	13,199.75	5,016.57	8,183.18	163.1 %
NON OPERATING INCOME								
9000 Reserve Income								
9001 Reserve Contribution	0.00	15,561.00	-15,561.00	-100.0 %	0.00	15,561.00	-15,561.00	-100.0 %
9000 Total Reserve Income	0.00	15,561.00	-15,561.00	-100.0 %	0.00	15,561.00	-15,561.00	-100.0 %
TOTAL NON OPERATING INCOME	0.00	15,561.00	-15,561.00	-100.0 %	0.00	15,561.00	-15,561.00	-100.0 %
NET INCOME	13,199.75	20,577.57	-7,377.82	-35.9 %	13,199.75	20,577.57	-7,377.82	-35.9 %
NET INCOME SUMMARY								
Income	54,118.48	54,062.91	55.57	0.1 %	54,118.48	54,062.91	55.57	0.1 %
Expense	-40,918.73	-49,046.34	8,127.61	16.6 %	-40,918.73	-49,046.34	8,127.61	16.6 %
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
Net Operating Income	13,199.75	5,016.57	8,183.18	163.1 %	13,199.75	5,016.57	8,183.18	163.1 %
Non Operating Income	0.00	15,561.00	-15,561.00	-100.0 %	0.00	15,561.00	-15,561.00	-100.0 %
NET INCOME	13,199.75	20,577.57	-7,377.82	-35.9 %	13,199.75	20,577.57	-7,377.82	-35.9 %