

Budget Comparison

Property: Forest Park Estates Condo HOA

Comparison Periods: 03/01/22 - 03/31/22 and 01/01/22 - 03/31/22 (accrual basis)

	Actual 03/01/22 - 03/31/22	Budget 03/22 - 03/22	\$ Change	% Change	Actual YTD 01/01/22 - 03/31/22	Budget YTD 01/22 - 03/22	\$ Change	% Change
INCOME								
4100 Rental Income (non-posting)								
4107 Association Dues	5,636.65	5,636.67	-0.02	0.0 %	16,909.95	16,910.01	-0.06	0.0 %
4100 Total Rental Income (non-posting)	5,636.65	5,636.67	-0.02	0.0 %	16,909.95	16,910.01	-0.06	0.0 %
4500 Misc Income (non-posting)								
4501 Interest Income	0.90	2.08	-1.18	-56.7 %	2.55	6.24	-3.69	-59.1 %
4500 Total Misc Income (non-posting)	0.90	2.08	-1.18	-56.7 %	2.55	6.24	-3.69	-59.1 %
TOTAL INCOME	5,637.55	5,638.75	-1.20	0.0 %	16,912.50	16,916.25	-3.75	0.0 %
EXPENSE								
5030 Cleaning & Maintenance Expense (noi								
5035 Snow Removal	0.00	0.00	0.00		-75.00	0.00	-75.00	
5030 Total Cleaning & Maintenance Expi	0.00	0.00	0.00		-75.00	0.00	-75.00	
5350 Licenses and Fees	10.00	0.00	10.00		10.00	0.00	10.00	
5600 Administrative (non-posting)								
5602 Internet Services	0.00	50.00	-50.00	-100.0 %	0.00	150.00	-150.00	-100.0 %
5605 Postage	3.18	10.00	-6.82	-68.2 %	12.72	10.00	2.72	27.2 %
5606 HOA Management Fee	300.00	300.00	0.00	0.0 %	900.00	900.00	0.00	0.0 %
5607 Copies/Printing	0.00	10.00	-10.00	-100.0 %	0.00	30.00	-30.00	-100.0 %
5608 Administrative	0.00	10.00	-10.00	-100.0 %	0.00	30.00	-30.00	-100.0 %
5611 HOA Legal Fees	21.00	100.00	-79.00	-79.0 %	307.00	300.00	7.00	2.3 %
5617 HOA Insurance	1,345.40	1,265.33	80.07	6.3 %	4,036.20	3,796.00	240.20	6.3 %
5623 Reserve Transfer	0.00	410.83	-410.83	-100.0 %	0.00	1,232.49	-1,232.49	-100.0 %
5600 Total Administrative (non-posting)	1,669.58	2,156.16	-486.58	-22.6 %	5,255.92	6,448.49	-1,192.57	-18.5 %
5650 Bank Fees	0.00	25.00	-25.00	-100.0 %	0.00	25.00	-25.00	-100.0 %
6100 Building Maintenance (non-posting)								
6102 Roof/Gutter Maintenance	14.48	250.00	-235.52	-94.2 %	14.48	250.00	-235.52	-94.2 %
6104 Light Maintenance	100.00	25.00	75.00	300.0 %	100.00	25.00	75.00	300.0 %
6105 Plumbing Repairs	0.00	100.00	-100.00	-100.0 %	0.00	300.00	-300.00	-100.0 %
6109 HVAC/Boiler	0.00	0.00	0.00		200.00	0.00	200.00	
6170 Heating and AC	0.00	0.00	0.00		75.00	250.00	-175.00	-70.0 %
6100 Total Building Maintenance (non-pc	114.48	375.00	-260.52	-69.5 %	389.48	825.00	-435.52	-52.8 %
7000 Grounds & Landscaping (non-posting)								
7001 Landscape Maint. Contract	802.50	561.75	240.75	42.9 %	2,407.50	1,685.25	722.25	42.9 %
7002 Snow Removal	0.00	280.91	-280.91	-100.0 %	295.38	842.73	-547.35	-64.9 %
7006 General Maintenance	0.00	0.00	0.00		0.00	125.00	-125.00	-100.0 %

	Actual 03/01/22 - 03/31/22	Budget 03/22 - 03/22	\$ Change	% Change	Actual YTD 01/01/22 - 03/31/22	Budget YTD 01/22 - 03/22	\$ Change	% Change
7000 Total Grounds & Landscaping (non	802.50	842.66	-40.16	-4.8 %	2,702.88	2,652.98	49.90	1.9 %
8300 HOA Utilities (non-posting)								
8302 Electricity	182.19	179.00	3.19	1.8 %	556.83	537.00	19.83	3.7 %
8303 Water/Sewer	647.75	311.36	336.39	108.0 %	5,120.62	4,122.72	997.90	24.2 %
8304 Trash	359.84	250.00	109.84	43.9 %	1,068.55	750.00	318.55	42.5 %
8306 Gas	860.07	488.00	372.07	76.2 %	2,449.37	1,464.00	985.37	67.3 %
8300 Total HOA Utilities (non-posting)	2,049.85	1,228.36	821.49	66.9 %	9,195.37	6,873.72	2,321.65	33.8 %
TOTAL EXPENSE	4,646.41	4,627.18	19.23	0.4 %	17,478.65	16,825.19	653.46	3.9 %
NOI	991.14	1,011.57	-20.43	-2.0 %	-566.15	91.06	-657.21	-721.7 %
NON OPERATING INCOME								
9000 Reserve Income								
9001 Reserve Contribution	0.00	410.83	-410.83	-100.0 %	0.00	1,232.49	-1,232.49	-100.0 %
9000 Total Reserve Income	0.00	410.83	-410.83	-100.0 %	0.00	1,232.49	-1,232.49	-100.0 %
TOTAL NON OPERATING INCOME	0.00	410.83	-410.83	-100.0 %	0.00	1,232.49	-1,232.49	-100.0 %
NON OPERATING EXPENSE								
9250 Community Mail Boxes	0.00	2,200.00	-2,200.00	-100.0 %	0.00	2,200.00	-2,200.00	-100.0 %
TOTAL NON OPERATING EXPENSE	0.00	2,200.00	-2,200.00	-100.0 %	0.00	2,200.00	-2,200.00	-100.0 %
NET INCOME	991.14	-777.60	1,768.74	227.5 %	-566.15	-876.45	310.30	35.4 %
NET INCOME SUMMARY								
Income	5,637.55	5,638.75	-1.20	0.0 %	16,912.50	16,916.25	-3.75	0.0 %
Expense	-4,646.41	-4,627.18	-19.23	0.4 %	-17,478.65	-16,825.19	-653.46	3.9 %
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
Net Operating Income	991.14	1,011.57	-20.43	-2.0 %	-566.15	91.06	-657.21	-721.7 %
Non Operating Income	0.00	410.83	-410.83	-100.0 %	0.00	1,232.49	-1,232.49	-100.0 %
Non Operating Expense	0.00	-2,200.00	2,200.00	100.0 %	0.00	-2,200.00	2,200.00	100.0 %
NET INCOME	991.14	-777.60	1,768.74	227.5 %	-566.15	-876.45	310.30	35.4 %