Oak Bridge Condominium Budget Comparison Report - Operating Fund 4/1/2014 - 4/30/2014

	4/1/2014 - 4/30/2014			1/1/2014 - 4/30/2014			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income					-		
Operating Income							
3065 - Condo Fees	\$46,080.00	\$46,080.00	\$0.00	\$184,320.00	\$184,320.00	\$0.00	\$552,960.00
3070 - Supplemental Fees	\$3,600.00	\$3,600.00	\$0.00	\$14,400.00	\$14,400.00	\$0.00	\$43,200.00
3095 - Clubhouse	\$0.00	\$0.00	\$0.00	\$50.00	\$0.00	\$50.00	\$0.00
3180 - Late Fees	\$989.37	\$0.00	\$989.37	\$2,880.33	\$0.00	\$2,880.33	\$0.00
3230 - Other	\$325.00	\$0.00	\$325.00	\$5,441.60	\$0.00	\$5,441.60	\$0.00
3260 - Rental	(\$895.00)		(\$1,790.00)	\$1,790.00	\$3,580.00	(\$1,790.00)	\$10,740.00
Total Operating Income		\$50,575.00	(\$475.63)	\$208,881.93		\$6,581.93	
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Total Income	\$50,099.37	\$50,575.00	(\$475.63)	\$208,881.93	\$202,300.00	\$6,581.93	\$606,900.00
Expense							
Other	64.070.00	64.070.00	#C CC	640 000 00	¢40 000 00	ድ ስ ስስ	\$50 640 00
5910 - Replacement Reserve	\$4,970.00	\$4,970.00	\$0.00	\$19,880.00	\$19,880.00	\$0.00 \$0.00	· •
5915 - Additional Reserve Funding	\$3,623.40		\$0.00	\$14,493.60	\$14,493.60	\$0.00	
Total Other	\$8,593.40	\$8,593.40	\$0.00	\$34,373.60	\$34,373.60	\$0.00	\$103,120.80
Operating Expenses						.	**
4010 - Accounting	\$0.00	\$0.00	\$0.00	\$1,750.00	\$2,000.00	\$250.00	
4015 - Administrative	\$77.99	\$250.00	\$172.01	\$2,167.93	\$1,000.00	(\$1,167.93)	
4020 - Bad Debt	\$0.00	\$0.00	\$0.00	\$0.00	\$10,000.00	\$10,000.00	
4023 - Carpet Cleaning	\$0.00	\$608.33	\$608.33	\$0.00	\$2,433.32	\$2,433.32	
4025 - Cleaning	\$1,976.50	\$1,365.00	(\$611.50)	\$6,780.75	\$5,460.00	(\$1,320.75)	
4030 - Clubhouse	\$128.82	\$583.33	\$454.51	\$2,126.02	\$2,333.32	\$207.30	
4035 - Electricity	\$5,567.14	\$4,166.67	(\$1,400.47)	\$17,820.80	\$16,666.68	(\$1,154.12)	
4040 - Elevator	\$0.00	\$550.00	\$550.00	\$4,559.84	\$2,200.00	(\$2,359.84)	
4045 - Fire System/Alarms	\$0.00	\$291.67	\$291.67	\$0.00		\$1,166.68	
4050 - Gutter Cleaning	\$0.00		\$250.00	\$0.00		\$1,000.00	
4055 - Heating - Additional	\$12,232.68	\$4,583.33	(\$7,649.35)	\$32,013.84		(\$13,680.52)	
4060 - Heating (Gas)	\$2,151.44	\$833.33	(\$1,318.11)	\$5,766.35		(\$2,433.03)	
4065 - Ice Dam Removal	\$0.00	\$0.00	\$0.00	\$2,125.00	\$1,000.00	(\$1,125.00)	
4070 - Insurance	\$5,968.51	\$5,958.33	(\$10.18)	\$25,848.04	\$23,833.32	(\$2,014.72)	
4075 - Insurance Claim	\$0.00	\$0.00	\$0.00	\$7,044.80		(\$3,044.80)	\$4,000.00
4080 - Irrigation System	\$0.00	\$425.00	\$425.00	\$0.00	\$1,700.00	\$1,700.00	
4085 - Landscaping	\$4,071.43	\$4,000.00	(\$71.43)	\$4,071.43	\$4,000.00	(\$71.43)	\$28,000.00
4090 - Landscaping - Other	\$0.00	\$215.00	\$215.00	\$0.00		\$215.00	
4095 - Legal	(\$418.00)	\$416.67	\$834.67	(\$2,545.00)	\$1,666.68	\$4,211.68	\$5,000.00
4100 - Maintenance	\$1,166.19	\$2,083.33	\$917.14	\$2,861.49	\$8,333.32	\$5,471.83	\$25,000.00
4105 - Building Repairs	(\$1,208.99)	\$0.00	\$1,208.99	\$2,809.92	\$0.00	(\$2,809.92)	\$0.00
4107 - Maintenance - Buildings 2 & 3	\$5,104.79	\$583.33	(\$4,521.46)	\$13,809.91	\$2,333.32	(\$11,476.59)	\$7,000.00
4110 - Management Fees	\$2,835.00	\$2,835.00	\$0.00	\$11,340.00	\$11,340.00	\$0.00	\$34,020.00
4115 - On Site Maintenance	\$2,464.68	\$2,762.50	\$297.82	\$8,693.41	\$11,050.00	\$2,356.59	\$33,150.00
4120 - Owned Unit	\$296.00	\$458.33	\$162.33	\$1,438.00	\$1,833.32	\$395.32	\$5,500.00
4125 - Pest Control	\$180.00	\$180.00	\$0.00	\$720.00	\$720.00	\$0.00	\$2,160.00
4130 - Pool Maintenance	\$898.38	\$500.00	(\$398.38)	\$3,421.41	\$2,000.00	(\$1,421.41	\$6,000.00
4140 - Snow Removal - Contract	\$6,000.00	\$0.00	(\$6,000.00)	\$24,000.00	\$18,000.00	(\$6,000.00) \$30,000.00
4145 - Snow Removal - Extra	\$0.00	\$0.00	\$0.00	\$737.50	\$900.00	\$162.50	\$1,500.00
4150 - Taxes	\$0.00	\$0.00	\$0.00	\$0.00	\$450.00	\$450.00	\$450.00
4155 - Telephone	\$359.00	\$225.00	(\$134.00)	\$1,093.96	\$900.00	(\$193.96	\$2,700.00
4160 - Trash Removal	\$361.20	\$383.33	\$22.13	\$1,444.80	\$1,533.32	\$88.52	2 \$4,600.00
4165 - Tree Work	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,500.00

Oak Bridge Condominium Budget Comparison Report - Operating Fund 4/1/2014 - 4/30/2014

	4/1/2014 - 4/30/2014			1/1/2014 - 4/30/2014			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
4170 - Water & Sewer	(\$6,283.00)	\$5,000.00	\$11,283.00	\$7,116.29	\$20,000.00	\$12,883.71	\$60,000.00
Total Operating Expenses	\$43,929.76	\$39,507.48	(\$4,422.28)	\$189,016.49	\$181,734.92	(\$7,281.57)	\$503,460.00
Total Expense	\$52,523.16	\$48,100.88	(\$4,422.28)	\$223,390.09	\$216,108.52	(\$7,281.57)	\$606,580.80
Total Operating Fund Net Income	(\$2,423.79)	\$2,474,12	(\$4,897.91)	(\$14,508.16)	(\$13,808.52)	(\$699.64)	\$319.20

Oak Bridge Condominium Budget Comparison Report - Reserve Fund 4/1/2014 - 4/30/2014

	4/1/2014 - 4/30/2014			1/1/2014 - 4/30/2014			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income						*	
Reserve Income							
9010 - Reserve Funding	\$4,970.00	\$4,970.00	\$0.00	\$19,880.00	\$19,880.00	\$0.00	\$59,640.00
9011 - Reserve Additional Funding	\$3,623.40	\$3,623.40	\$0.00	\$14,493.60	\$14,493.60	\$0.00	\$43,480.80
9020 - Reserve Interest	\$26.57	\$0.00	\$26.57	\$33.69	\$0.00	\$33.69	\$0.00
Total Reserve Income	\$8,619.97	\$8,593.40	\$26.57	\$34,407.29	\$34,373.60	\$33.69	\$103,120.80
Total Income	\$8,619.97	\$8,593.40	\$26.57	\$34,407.29	\$34,373.60	\$33.69	\$103,120.80
Expense							
Reserve Expenses							
9510 - Loan Interest	\$451.93	\$0.00	(\$451.93)	\$1,853.88	\$0.00	(\$1,853.88)	\$0.00
Total Reserve Expenses	\$451.93	\$0.00	(\$451.93)	\$1,853.88	\$0.00	(\$1,853.88)	\$0.00
Total Expense	\$451.93	\$0.00	(\$451.93)	\$1,853.88	\$0.00	(\$1,853.88)	\$0.00
Total Reserve Fund Net Income	\$8,168.04	\$8,593.40	(\$425.36)	\$32,553.41	\$34,373.60	(\$1,820.19)	\$103,120.80