

Oak Bridge Condominium
Budget Comparison Report - Operating Fund
5/1/2015 - 5/31/2015

	5/1/2015 - 5/31/2015			1/1/2015 - 5/31/2015			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Operating Income</u>							
3065 - Condo Fees	\$47,700.00	\$47,700.00	\$0.00	\$238,500.00	\$238,500.00	\$0.00	\$572,400.00
3070 - Construction Assessment	\$5,760.00	\$5,760.00	\$0.00	\$28,800.00	\$28,800.00	\$0.00	\$69,120.00
3080 - Winter Special Assessment	\$13,500.00	\$0.00	\$13,500.00	\$13,500.00	\$0.00	\$13,500.00	\$0.00
3095 - Clubhouse	\$0.00	\$0.00	\$0.00	\$75.00	\$0.00	\$75.00	\$0.00
3180 - Late Fees	\$371.07	\$0.00	\$371.07	\$3,694.17	\$0.00	\$3,694.17	\$0.00
3230 - Other	\$100.00	\$0.00	\$100.00	\$1,050.00	\$0.00	\$1,050.00	\$0.00
Total Operating Income	\$67,431.07	\$53,460.00	\$13,971.07	\$285,619.17	\$267,300.00	\$18,319.17	\$641,520.00
Total Income	\$67,431.07	\$53,460.00	\$13,971.07	\$285,619.17	\$267,300.00	\$18,319.17	\$641,520.00
Expense							
<u>Other</u>							
5910 - Replacement Reserve	\$3,450.00	\$3,450.00	\$0.00	\$17,250.00	\$17,250.00	\$0.00	\$41,400.00
5915 - Additional Reserve Funding	\$5,760.00	\$5,760.00	\$0.00	\$28,800.00	\$28,800.00	\$0.00	\$69,120.00
Total Other	\$9,210.00	\$9,210.00	\$0.00	\$46,050.00	\$46,050.00	\$0.00	\$110,520.00
<u>Operating Expenses</u>							
4010 - Accounting	\$0.00	\$0.00	\$0.00	\$1,800.00	\$2,000.00	\$200.00	\$2,000.00
4015 - Administrative	\$194.46	\$458.33	\$263.87	\$1,609.33	\$2,291.65	\$682.32	\$5,500.00
4020 - Bad Debt	\$0.00	\$0.00	\$0.00	\$0.00	\$10,000.00	\$10,000.00	\$10,000.00
4023 - Carpet Cleaning	\$2,700.00	\$608.33	(\$2,091.67)	\$2,700.00	\$3,041.65	\$341.65	\$7,300.00
4025 - Cleaning	\$2,407.70	\$1,800.00	(\$607.70)	\$8,721.27	\$9,000.00	\$278.73	\$21,600.00
4030 - Clubhouse	\$0.00	\$845.00	\$845.00	\$192.00	\$4,225.00	\$4,033.00	\$10,140.00
4035 - Electricity	\$4,394.51	\$5,416.67	\$1,022.16	\$25,865.08	\$27,083.35	\$1,218.27	\$65,000.00
4040 - Elevator	\$0.00	\$583.33	\$583.33	\$4,687.39	\$2,916.65	(\$1,770.74)	\$7,000.00
4045 - Fire System/Alarms	\$671.00	\$291.67	(\$379.33)	\$1,184.00	\$1,458.35	\$274.35	\$3,500.00
4055 - Heating - Additional	\$6,455.50	\$5,416.67	(\$1,038.83)	\$37,259.83	\$27,083.35	(\$10,176.48)	\$65,000.00
4060 - Heating (Gas)	\$1,188.62	\$1,250.00	\$61.38	\$7,962.70	\$6,250.00	(\$1,712.70)	\$15,000.00
4070 - Insurance	\$8,526.00	\$6,250.00	(\$2,276.00)	\$35,003.00	\$31,250.00	(\$3,753.00)	\$75,000.00
4080 - Irrigation System	\$0.00	\$250.00	\$250.00	\$0.00	\$1,250.00	\$1,250.00	\$3,000.00
4085 - Landscaping	\$2,700.00	\$1,166.67	(\$1,533.33)	\$2,700.00	\$5,833.35	\$3,133.35	\$14,000.00
4095 - Legal	\$0.00	\$625.00	\$625.00	\$1,612.50	\$3,125.00	\$1,512.50	\$7,500.00
4100 - Maintenance	\$260.73	\$1,666.67	\$1,405.94	\$10,297.74	\$8,333.35	(\$1,964.39)	\$20,000.00
4107 - Maintenance - Buildings 2 & 3	\$700.00	\$833.33	\$133.33	\$10,758.20	\$4,166.65	(\$6,591.55)	\$10,000.00
4110 - Management Fees	\$2,865.62	\$2,865.62	\$0.00	\$14,328.10	\$14,328.10	\$0.00	\$34,387.42
4115 - On Site Maintenance	\$1,397.67	\$2,583.33	\$1,185.66	\$6,572.67	\$12,916.65	\$6,343.98	\$31,000.00
4120 - Owned Unit	\$0.00	\$0.00	\$0.00	\$563.79	\$0.00	(\$563.79)	\$0.00
4125 - Pest Control	\$180.00	\$180.00	\$0.00	\$900.00	\$900.00	\$0.00	\$2,160.00
4130 - Pool Maintenance	\$329.66	\$500.00	\$170.34	\$5,350.97	\$2,500.00	(\$2,850.97)	\$6,000.00
4140 - Snow Removal - Contract	\$0.00	\$2,833.33	\$2,833.33	\$22,668.00	\$14,166.65	(\$8,501.35)	\$34,000.00
4145 - Snow Removal - Extra	\$0.00	\$0.00	\$0.00	\$13,430.00	\$0.00	(\$13,430.00)	\$0.00
4155 - Telephone	\$0.00	\$245.83	\$245.83	\$898.84	\$1,229.15	\$330.31	\$2,950.00
4160 - Trash Removal	\$361.20	\$383.33	\$22.13	\$1,806.00	\$1,916.65	\$110.65	\$4,600.00
4165 - Tree Work	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,500.00
4170 - Water & Sewer	\$0.00	\$5,416.67	\$5,416.67	\$17,084.99	\$27,083.35	\$9,998.36	\$65,000.00
Total Operating Expenses	\$35,332.67	\$42,469.78	\$7,137.11	\$235,956.40	\$224,348.90	(\$11,607.50)	\$523,137.42
Total Expense	\$44,542.67	\$51,679.78	\$7,137.11	\$282,006.40	\$270,398.90	(\$11,607.50)	\$633,657.42
Total Operating Fund Net Income	\$22,888.40	\$1,780.22	\$21,108.18	\$3,612.77	(\$3,098.90)	\$6,711.67	\$7,862.58

Oak Bridge Condominium
Budget Comparison Report - Reserve Fund
5/1/2015 - 5/31/2015

	5/1/2015 - 5/31/2015			1/1/2015 - 5/31/2015			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Reserve Income</u>							
9010 - Reserve Funding	\$3,450.00	\$3,450.00	\$0.00	\$17,250.00	\$17,250.00	\$0.00	\$41,400.00
9011 - Reserve Additional Funding	\$5,760.00	\$5,760.00	\$0.00	\$28,800.00	\$28,800.00	\$0.00	\$69,120.00
9020 - Reserve Interest	\$13.00	\$0.00	\$13.00	\$50.26	\$0.00	\$50.26	\$0.00
<u>Total Reserve Income</u>	\$9,223.00	\$9,210.00	\$13.00	\$46,100.26	\$46,050.00	\$50.26	\$110,520.00
Total Income	\$9,223.00	\$9,210.00	\$13.00	\$46,100.26	\$46,050.00	\$50.26	\$110,520.00
Expense							
<u>Reserve Expenses</u>							
9150 - Boiler	\$0.00	\$0.00	\$0.00	\$6,018.00	\$0.00	(\$6,018.00)	\$0.00
9160 - Building Exterior	\$33,460.00	\$0.00	(\$33,460.00)	\$33,460.00	\$0.00	(\$33,460.00)	\$0.00
9215 - Electrical	\$0.00	\$0.00	\$0.00	\$9,690.00	\$0.00	(\$9,690.00)	\$0.00
9275 - Venting	\$0.00	\$0.00	\$0.00	\$3,629.50	\$0.00	(\$3,629.50)	\$0.00
9510 - Loan Interest	\$2,907.84	\$0.00	(\$2,907.84)	\$14,320.74	\$0.00	(\$14,320.74)	\$0.00
<u>Total Reserve Expenses</u>	\$36,367.84	\$0.00	(\$36,367.84)	\$67,118.24	\$0.00	(\$67,118.24)	\$0.00
Total Expense	\$36,367.84	\$0.00	(\$36,367.84)	\$67,118.24	\$0.00	(\$67,118.24)	\$0.00
Total Reserve Fund Net Income	(\$27,144.84)	\$9,210.00	(\$36,354.84)	(\$21,017.98)	\$46,050.00	(\$67,067.98)	\$110,520.00