

Oak Bridge Condominium
Budget Comparison Report - Operating Fund
7/1/2015 - 7/31/2015

	7/1/2015 - 7/31/2015			1/1/2015 - 7/31/2015			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Operating Income</u>							
3065 - Condo Fees	\$47,700.00	\$47,700.00	\$0.00	\$333,900.00	\$333,900.00	\$0.00	\$572,400.00
3070 - Construction Assessment	\$5,760.00	\$5,760.00	\$0.00	\$40,320.00	\$40,320.00	\$0.00	\$69,120.00
3080 - Winter Special Assessment	\$0.00	\$0.00	\$0.00	\$27,000.00	\$0.00	\$27,000.00	\$0.00
3095 - Clubhouse	\$0.00	\$0.00	\$0.00	\$75.00	\$0.00	\$75.00	\$0.00
3180 - Late Fees	\$716.85	\$0.00	\$716.85	\$5,135.51	\$0.00	\$5,135.51	\$0.00
3230 - Other	\$220.00	\$0.00	\$220.00	\$1,357.50	\$0.00	\$1,357.50	\$0.00
<u>Total Operating Income</u>	\$54,396.85	\$53,460.00	\$936.85	\$407,788.01	\$374,220.00	\$33,568.01	\$641,520.00
Total Income	\$54,396.85	\$53,460.00	\$936.85	\$407,788.01	\$374,220.00	\$33,568.01	\$641,520.00
Expense							
<u>Other</u>							
5910 - Replacement Reserve	\$3,450.00	\$3,450.00	\$0.00	\$24,150.00	\$24,150.00	\$0.00	\$41,400.00
5915 - Additional Reserve Funding	\$5,760.00	\$5,760.00	\$0.00	\$40,320.00	\$40,320.00	\$0.00	\$69,120.00
<u>Total Other</u>	\$9,210.00	\$9,210.00	\$0.00	\$64,470.00	\$64,470.00	\$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	\$524.89	\$458.33	(\$66.56)	\$2,280.96	\$3,208.31	\$927.35	\$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	\$0.00	\$608.33	\$608.33	\$2,700.00	\$4,258.31	\$1,558.31	\$7,300.00
4025 - Cleaning	\$1,707.70	\$1,800.00	\$92.30	\$12,136.67	\$12,600.00	\$463.33	\$21,600.00
4030 - Clubhouse	\$180.00	\$845.00	\$665.00	\$372.00	\$5,915.00	\$5,543.00	\$10,140.00
4035 - Electricity	\$3,904.03	\$5,416.67	\$1,512.64	\$34,225.11	\$37,916.69	\$3,691.58	\$65,000.00
4040 - Elevator	\$1,199.23	\$583.33	(\$615.90)	\$7,841.49	\$4,083.31	(\$3,758.18)	\$7,000.00
4045 - Fire System/Alarms	\$0.00	\$291.67	\$291.67	\$1,184.00	\$2,041.69	\$857.69	\$3,500.00
4055 - Heating - Additional	\$1,446.73	\$5,416.67	\$3,969.94	\$41,896.05	\$37,916.69	(\$3,979.36)	\$65,000.00
4060 - Heating (Gas)	\$281.48	\$1,250.00	\$968.52	\$8,742.94	\$8,750.00	\$7.06	\$15,000.00
4070 - Insurance	\$9,951.50	\$6,250.00	(\$3,701.50)	\$44,954.50	\$43,750.00	(\$1,204.50)	\$75,000.00
4080 - Irrigation System	\$0.00	\$250.00	\$250.00	\$0.00	\$1,750.00	\$1,750.00	\$3,000.00
4085 - Landscaping	\$2,700.00	\$1,166.67	(\$1,533.33)	\$14,175.00	\$8,166.69	(\$6,008.31)	\$14,000.00
4095 - Legal	\$0.00	\$625.00	\$625.00	\$1,612.50	\$4,375.00	\$2,762.50	\$7,500.00
4100 - Maintenance	\$398.56	\$1,666.67	\$1,268.11	\$14,319.52	\$11,666.69	(\$2,652.83)	\$20,000.00
4107 - Maintenance - Buildings 2 & 3	\$3,681.14	\$833.33	(\$2,847.81)	\$15,589.34	\$5,833.31	(\$9,756.03)	\$10,000.00
4110 - Management Fees	\$2,865.62	\$2,865.62	\$0.00	\$20,059.34	\$20,059.34	\$0.00	\$34,387.42
4115 - On Site Maintenance	\$1,598.48	\$2,583.33	\$984.85	\$9,491.30	\$18,083.31	\$8,592.01	\$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	\$1,260.00	\$1,260.00	\$0.00	\$2,160.00
4130 - Pool Maintenance	\$0.00	\$500.00	\$500.00	\$5,445.29	\$3,500.00	(\$1,945.29)	\$6,000.00
4140 - Snow Removal - Contract	\$0.00	\$2,833.33	\$2,833.33	\$22,668.00	\$19,833.31	(\$2,834.69)	\$34,000.00
4145 - Snow Removal - Extra	\$0.00	\$0.00	\$0.00	\$13,430.00	\$0.00	(\$13,430.00)	\$0.00
4150 - Taxes	\$0.00	\$0.00	\$0.00	\$579.10	\$0.00	(\$579.10)	\$0.00
4155 - Telephone	\$228.38	\$245.83	\$17.45	\$1,355.60	\$1,720.81	\$365.21	\$2,950.00
4160 - Trash Removal	\$361.20	\$383.33	\$22.13	\$3,111.40	\$2,683.31	(\$428.09)	\$4,600.00
4165 - Tree Work	\$0.00	\$500.00	\$500.00	\$0.00	\$1,000.00	\$1,000.00	\$1,500.00
4170 - Water & Sewer	\$7,986.30	\$5,416.67	(\$2,569.63)	\$31,137.15	\$37,916.69	\$6,779.54	\$65,000.00
<u>Total Operating Expenses</u>	\$39,195.24	\$42,969.78	\$3,774.54	\$312,931.05	\$310,288.46	(\$2,642.59)	\$523,137.42
Total Expense	\$48,405.24	\$52,179.78	\$3,774.54	\$377,401.05	\$374,758.46	(\$2,642.59)	\$633,657.42
Total Operating Fund Net Income	\$5,991.61	\$1,280.22	\$4,711.39	\$30,386.96	(\$538.46)	\$30,925.42	\$7,862.58

Oak Bridge Condominium
Budget Comparison Report - Reserve Fund
7/1/2015 - 7/31/2015

	7/1/2015 - 7/31/2015			1/1/2015 - 7/31/2015			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Reserve Income</u>							
9010 - Reserve Funding	\$3,450.00	\$3,450.00	\$0.00	\$24,150.00	\$24,150.00	\$0.00	\$41,400.00
9011 - Reserve Additional Funding	\$5,760.00	\$5,760.00	\$0.00	\$40,320.00	\$40,320.00	\$0.00	\$69,120.00
9020 - Reserve Interest	\$17.44	\$0.00	\$17.44	\$78.47	\$0.00	\$78.47	\$0.00
<u>Total Reserve Income</u>	\$9,227.44	\$9,210.00	\$17.44	\$64,548.47	\$64,470.00	\$78.47	\$110,520.00
Total Income	\$9,227.44	\$9,210.00	\$17.44	\$64,548.47	\$64,470.00	\$78.47	\$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	\$0.00	\$0.00	\$0.00	\$33,460.00	\$0.00	(\$33,460.00)	\$0.00
9180 - Clubhouse Equipment	\$1,384.19	\$0.00	(\$1,384.19)	\$1,384.19	\$0.00	(\$1,384.19)	\$0.00
9215 - Electrical	\$0.00	\$0.00	\$0.00	\$9,690.00	\$0.00	(\$9,690.00)	\$0.00
9260 - Roof	\$8,205.00	\$0.00	(\$8,205.00)	\$8,205.00	\$0.00	(\$8,205.00)	\$0.00
9275 - Venting	\$0.00	\$0.00	\$0.00	\$3,629.50	\$0.00	(\$3,629.50)	\$0.00
9510 - Loan Interest	\$2,914.50	\$0.00	(\$2,914.50)	\$20,246.89	\$0.00	(\$20,246.89)	\$0.00
<u>Total Reserve Expenses</u>	\$12,503.69	\$0.00	(\$12,503.69)	\$82,633.58	\$0.00	(\$82,633.58)	\$0.00
Total Expense	\$12,503.69	\$0.00	(\$12,503.69)	\$82,633.58	\$0.00	(\$82,633.58)	\$0.00
Total Reserve Fund Net Income	(\$3,276.25)	\$9,210.00	(\$12,486.25)	(\$18,085.11)	\$64,470.00	(\$82,555.11)	\$110,520.00