

Oak Bridge Condominium
Budget Comparison Report - Operating
2/1/2017 - 2/28/2017

	2/1/2017 - 2/28/2017			1/1/2017 - 2/28/2017			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income							
<u>Other</u>							
3010 - Condo Fees	\$43,920.00	\$43,920.00	\$0.00	\$87,840.00	\$87,840.00	\$0.00	\$527,040.00
3011 - Building 2 & 3 Additional Fee	\$8,880.00	\$8,880.00	\$0.00	\$17,760.00	\$17,760.00	\$0.00	\$106,560.00
3110 - Construction Assessment	\$5,760.00	\$5,760.00	\$0.00	\$11,520.00	\$11,520.00	\$0.00	\$69,120.00
3310 - Late Fees	\$165.09	\$0.00	\$165.09	\$667.67	\$0.00	\$667.67	\$0.00
3425 - Interest - Operating	\$16.97	\$0.00	\$16.97	\$33.17	\$0.00	\$33.17	\$0.00
3527 - Legal / Collection Fees	\$0.00	\$0.00	\$0.00	\$127.97	\$0.00	\$127.97	\$0.00
3531 - Other Income	\$600.00	\$0.00	\$600.00	\$900.00	\$0.00	\$900.00	\$0.00
<u>Total Other</u>	\$59,342.06	\$58,560.00	\$782.06	\$118,848.81	\$117,120.00	\$1,728.81	\$702,720.00
Total Income	\$59,342.06	\$58,560.00	\$782.06	\$118,848.81	\$117,120.00	\$1,728.81	\$702,720.00
Expense							
<u>Other</u>							
4020 - Accounting - CPA	\$0.00	\$166.67	\$166.67	\$0.00	\$333.34	\$333.34	\$2,000.00
4050 - Administrative	\$34.99	\$500.00	\$465.01	\$112.08	\$1,000.00	\$887.92	\$6,000.00
4190 - Legal	\$305.47	\$250.00	(\$55.47)	\$478.44	\$500.00	\$21.56	\$3,000.00
4240 - Management Fee	\$3,280.56	\$3,350.00	\$69.44	\$6,561.12	\$6,700.00	\$138.88	\$40,200.00
4610 - Insurance	\$5,809.00	\$5,416.67	(\$392.33)	\$11,618.00	\$10,833.34	(\$784.66)	\$65,000.00
4655 - Insurance Claim Expense	\$0.00	\$0.00	\$0.00	\$798.05	\$0.00	(\$798.05)	\$0.00
5050 - Electricity	\$2,309.24	\$5,000.00	\$2,690.76	\$8,685.94	\$10,000.00	\$1,314.06	\$60,000.00
5055 - Heating (Gas) - Clubhouse	\$1,561.26	\$1,000.00	(\$561.26)	\$1,561.26	\$2,000.00	\$438.74	\$12,000.00
5060 - Heating - Additional (B2 & B3 Gas Heat)	\$7,222.39	\$5,000.00	(\$2,222.39)	\$7,222.39	\$10,000.00	\$2,777.61	\$60,000.00
5418 - Telephone - 2 & 3	\$314.21	\$350.00	\$35.79	\$314.21	\$700.00	\$385.79	\$4,200.00
5480 - Water / Sewer	\$5,666.77	\$5,833.33	\$166.56	\$5,666.77	\$11,666.66	\$5,999.89	\$70,000.00
5510 - Maintenance	\$1,825.84	\$1,666.67	(\$159.17)	\$3,203.71	\$3,333.34	\$129.63	\$20,000.00
5515 - Maintenance -Buildings 2 & 3	\$105.00	\$2,500.00	\$2,395.00	\$260.55	\$5,000.00	\$4,739.45	\$30,000.00
5580 - On Site Maintenance	\$578.41	\$1,560.00	\$981.59	\$1,354.25	\$3,120.00	\$1,765.75	\$18,720.00
5585 - Contingency	\$0.00	\$68.83	\$68.83	\$0.00	\$137.66	\$137.66	\$826.00
5695 - Dryer Vent Cleaning	\$0.00	\$2,187.50	\$2,187.50	\$0.00	\$4,375.00	\$4,375.00	\$26,250.00
5735 - Reserve Analysis	\$0.00	\$0.00	\$0.00	\$0.00	\$3,500.00	\$3,500.00	\$3,500.00
5935 - Carpet Cleaning	\$0.00	\$500.00	\$500.00	\$0.00	\$1,000.00	\$1,000.00	\$6,000.00
6030 - Fire System / Alarm	\$0.00	\$291.67	\$291.67	\$0.00	\$583.34	\$583.34	\$3,500.00
6135 - Common Area Housekeeping	\$3,336.00	\$1,750.00	(\$1,586.00)	\$3,336.00	\$3,500.00	\$164.00	\$21,000.00
6200 - Elevator	\$0.00	\$833.33	\$833.33	\$1,805.37	\$1,666.66	(\$138.71)	\$10,000.00
6205 - Pool Maintenance	\$0.00	\$500.00	\$500.00	\$250.00	\$1,000.00	\$750.00	\$6,000.00
6505 - Pest Control	\$0.00	\$180.00	\$180.00	\$180.00	\$360.00	\$180.00	\$2,160.00
6710 - Irrigation System	\$0.00	\$591.67	\$591.67	\$800.00	\$1,183.34	\$383.34	\$7,100.00
6820 - Landscaping - Other	\$0.00	\$250.00	\$250.00	\$0.00	\$500.00	\$500.00	\$3,000.00
6825 - Landscaping	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$20,000.00
6885 - Tree Trim & Removal	\$0.00	\$416.67	\$416.67	\$0.00	\$833.34	\$833.34	\$5,000.00
6925 - Snow Removal	\$8,400.00	\$7,000.00	(\$1,400.00)	\$12,600.00	\$14,000.00	\$1,400.00	\$21,000.00
6940 - Snow Removal - Extras	\$390.00	\$1,666.67	\$1,276.67	\$390.00	\$3,333.34	\$2,943.34	\$5,000.00
7010 - Trash Removal	\$451.50	\$458.33	\$6.83	\$941.00	\$916.66	(\$24.34)	\$5,500.00
7220 - Clubhouse	\$0.00	\$666.67	\$666.67	\$0.00	\$1,333.34	\$1,333.34	\$8,000.00
7740 - Pacific Premier Bank Capital Reserve	\$8,784.00	\$4,392.00	(\$4,392.00)	\$8,784.00	\$8,784.00	\$0.00	\$52,704.00
7745 - Add'l Reserve Funding - Construction Loan	\$13,410.00	\$6,705.00	(\$6,705.00)	\$20,115.00	\$13,410.00	(\$6,705.00)	\$80,460.00
7750 - Add'l Reserve Funding - Rot Loan	\$4,100.00	\$2,050.00	(\$2,050.00)	\$6,150.00	\$4,100.00	(\$2,050.00)	\$24,600.00
<u>Total Other</u>	\$67,884.64	\$63,101.68	(\$4,782.96)	\$103,188.14	\$129,703.36	\$26,515.22	\$702,720.00

Oak Bridge Condominium
Budget Comparison Report - Operating
2/1/2017 - 2/28/2017

	2/1/2017 - 2/28/2017			1/1/2017 - 2/28/2017			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Total Expense	\$67,884.64	\$63,101.68	(\$4,782.96)	\$103,188.14	\$129,703.36	\$26,515.22	\$702,720.00
Operating Net Income	(\$8,542.58)	(\$4,541.68)	(\$4,000.90)	\$15,660.67	(\$12,583.36)	\$28,244.03	\$0.00
Net Income	(\$8,542.58)	(\$4,541.68)	(\$4,000.90)	\$15,660.67	(\$12,583.36)	\$28,244.03	\$0.00

Oak Bridge Condominium
Budget Comparison Report - Reserve
2/1/2017 - 2/28/2017

	2/1/2017 - 2/28/2017			1/1/2017 - 2/28/2017			
	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Annual Budget</u>
Income							
<u>Other</u>							
3265 - Capital Reserve Funding	\$8,784.00	\$0.00	\$8,784.00	\$8,784.00	\$0.00	\$8,784.00	\$0.00
3266 - Capital Reserve Funding - Construction Loan	\$13,410.00	\$0.00	\$13,410.00	\$20,115.00	\$0.00	\$20,115.00	\$0.00
3267 - Capital Reserve Funding - Rot Loan	\$4,100.00	\$0.00	\$4,100.00	\$6,150.00	\$0.00	\$6,150.00	\$0.00
3430 - Interest - Reserves	\$15.67	\$0.00	\$15.67	\$18.21	\$0.00	\$18.21	\$0.00
<u>Total Other</u>	\$26,309.67	\$0.00	\$26,309.67	\$35,067.21	\$0.00	\$35,067.21	\$0.00
Total Income	\$26,309.67	\$0.00	\$26,309.67	\$35,067.21	\$0.00	\$35,067.21	\$0.00
Expense							
<u>Other</u>							
4050 - Administrative	\$57.00	\$0.00	(\$57.00)	\$57.00	\$0.00	(\$57.00)	\$0.00
4770 - Note Payable Construction - Interest	\$2,715.01	\$0.00	(\$2,715.01)	\$5,446.74	\$0.00	(\$5,446.74)	\$0.00
4771 - Note Payable - Rot Loan - Interest	\$267.46	\$0.00	(\$267.46)	\$542.48	\$0.00	(\$542.48)	\$0.00
<u>Total Other</u>	\$3,039.47	\$0.00	(\$3,039.47)	\$6,046.22	\$0.00	(\$6,046.22)	\$0.00
Total Expense	\$3,039.47	\$0.00	(\$3,039.47)	\$6,046.22	\$0.00	(\$6,046.22)	\$0.00
Operating Net Income	\$23,270.20	\$0.00	\$23,270.20	\$29,020.99	\$0.00	\$29,020.99	\$0.00
Net Income	\$23,270.20	\$0.00	\$23,270.20	\$29,020.99	\$0.00	\$29,020.99	\$0.00